



5 Saltram Terrace

Plympton, Plymouth, PL7 1PT

£375,000



Beautifully-presented terraced house, situated on a private road, comprising an entrance porch & hall, lounge, separate dining room, kitchen/breakfast room & downstairs wc together with 3 double bedrooms & a family bathroom. Off-road parking for 2 vehicles. Gardens to both front & rear. Under-floor heating in the kitchen & bathroom.



SALTRAM TERRACE, PLYMPTON, PLYMOUTH PL7 1PT

ACCOMMODATION

uPVC double-glazed door opening into the entrance porch.

ENTRANCE PORCH 3'11" x 3'4" (1.20 x 1.03)

Door opening into the entrance hall.

ENTRANCE HALL 26'0" x 5'8" (7.94 x 1.75)

Doors leading to the ground floor accommodation. Stairs ascending to the first floor landing with storage cupboards beneath.

LOUNGE 16'1" x 12'6" (4.91 x 3.83)

Wood-burner set onto a stone hearth with tiled surround and wooden mantel with storage either side of the chimney breast. Open plan access into the dining area. uPVC double-glazed bay window to the front elevation.

DINING ROOM 13'8" x 12'1" (4.17 x 3.7)

Fireplace with a stone hearth, surround and wooden mantel, with storage either side of the chimney breast. uPVC double-glazed window to the rear elevation.

KITCHEN/BREAKFAST ROOM 11'7" x 10'10" (3.55 x 3.32)

Fitted with a range of matching base and wall-mounted units incorporating roll-edged wooden worktop with inset Belfast sink and mixer tap. Integrated dishwasher. Space for washing machine and 5-ring range-style cooker. Space for American-style double-door fridge/freezer. Open plan access into the breakfast area. uPVC double-glazed window to the side elevation. uPVC double-glazed patio door opening to the rear garden. Under-floor heating.

DOWNSTAIRS WC 3'7" x 2'11" (1.10 x 0.91)

Fitted with a close-coupled wc and wall-mounted wash handbasin with mixer tap and tiled splash-back. Obscured uPVC double-glazed window to the side elevation.

FIRST FLOOR LANDING 13'3" x 5'8" (4.05 x 1.73)

Doors providing access to the first floor accommodation. Wooden-framed single-glazed window to the rear elevation. Drop-down loft access hatch.

BEDROOM ONE 12'5" x 11'6" (3.8 x 3.52)

Built-in wardrobes and storage cupboards either side of the chimney breast. uPVC double-glazed window to the front elevation.

BEDROOM TWO 12'10" x 12'0" (3.92 x 3.66)

Built-in wardrobes and storage cupboards to either side of the chimney breast. Feature fireplace (not working). uPVC double-glazed window to the rear elevation.

BEDROOM THREE 12'6" x 7'2" (3.82 x 2.19)

uPVC double-glazed window to the front elevation.

BATHROOM 14'5" x 10'0" (4.40 x 3.07)

Matching suite comprising a claw-footed bath with mixer tap and shower attachment, walk-in shower cubicle with waterfall shower, 'his & her' wash handbasins set into vanity storage below and close-coupled wc. 2 heated towel rails. Storage cupboard housing the boiler. Under-floor heating.

OUTSIDE

To the front of the property there is off-road parking for 2 vehicles with charging pods for electric vehicles. A brick-paved walkway leads to the front door, bordered by a small area of lawn and a seating area. The rear garden is laid to stone chippings, with a log store and a pedestrian gate leading to a service lane.

AGENT'S NOTE

Plymouth City Council
Council Tax Band: C

Mains gas and electricity
Mains water and sewerage

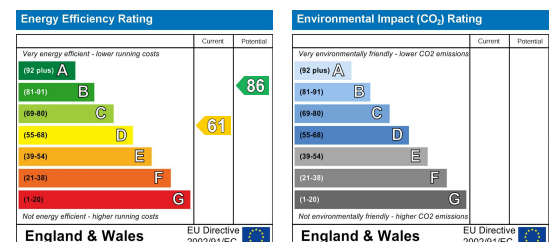
Area Map



Floor Plans



Energy Efficiency Graph



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