



DC
LANE

SELL • LET • MANAGE

Whitleigh Gardens, Plymouth, PL5 4DE

£240,000 Freehold





Whitleigh Gardens

Plymouth, PL5 4DE

- Delightful New Build Homes
- Whitleigh Location
- Spacious Accommodation
- Lounge With Garden Access
- Two Dedicated Parking Spaces
- Two Double Bedrooms
- Striking Modern Design
- Stylish Kitchen/Diner
- Private Enclosed Gardens
- Council Tax Not Rated Yet

Exclusive New Build Homes – North Plymouth

Introducing a pair of delightful new build houses, perfectly located in Whitleigh North Plymouth. These homes offer excellent access to Derriford Hospital, superstores, local amenities and major routes including the A38, making them ideal for professionals, families and commuters alike.

Designed with contemporary elegance in mind, each home features attractive cladding to the front and rear façades complemented by sleek anthracite doors and windows. The ground floor boasts a modern kitchen/dining area with ample space for a table and chairs, a welcoming lounge with double doors opening onto the garden and a practical cloakroom/wc completes the ground floor accommodation.

Upstairs, two spacious double bedrooms provide stylish comfort, one of which is enhanced by a stunning roof lantern flooding the room with natural light and adding a luxurious, airy feel serviced by a contemporary bathroom.

Externally, each property enjoys two private parking spaces directly to the front and a generous lawned garden enclosed by timber fencing, perfect for outdoor living. For modern comfort and efficiency, an air source heat pump provides a smart, future proof solution for heating and cooling.

These homes offer a rare opportunity to secure a contemporary, stylish residence in a North Plymouth location, combining convenience, elegance and sustainable living - a viewing is highly recommended.

£240,000



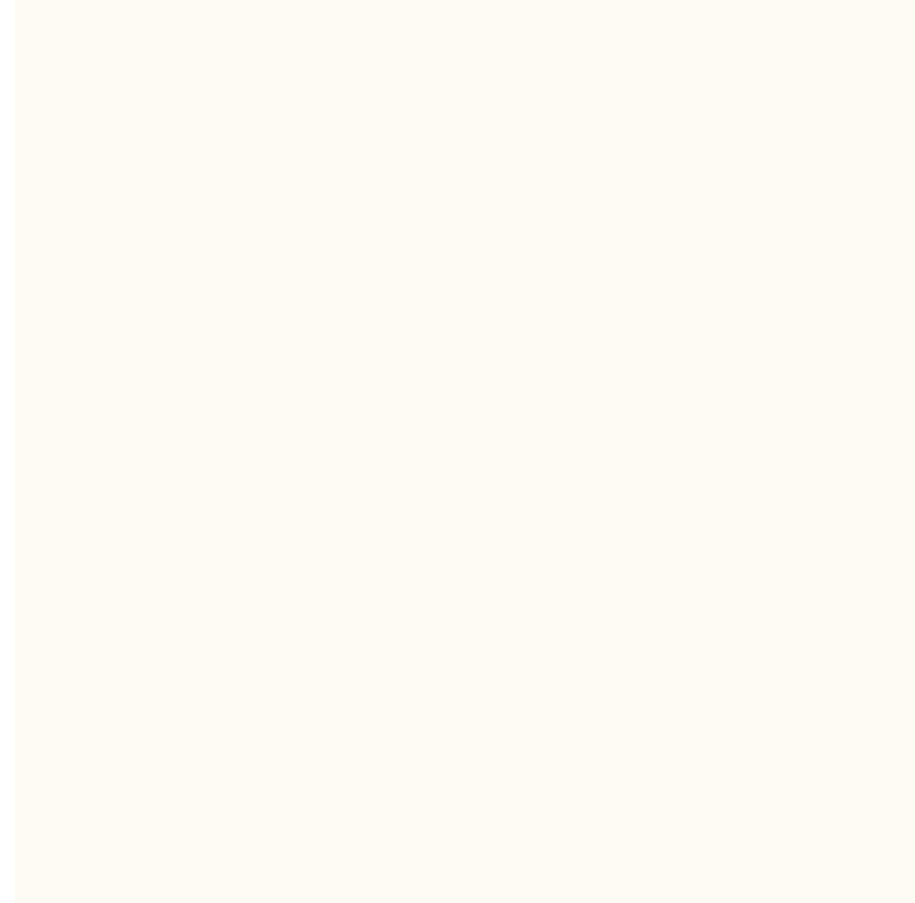
Ground Floor

Kitchen/Diner	6'9" x 15'10" (2.08 x 4.83)
Lounge	14'3" x 10'11" (4.36 x 3.34)
WC	3'3" x 7'6" (1.00 x 2.29)

First Floor

Bedroom One	14'3" x 9'6" (4.36 x 2.90)
Bedroom Two	14'3" x 7'6" (4.36 x 2.31)
Bathroom	6'9" x 9'2" (2.06 x 2.80)





Directions

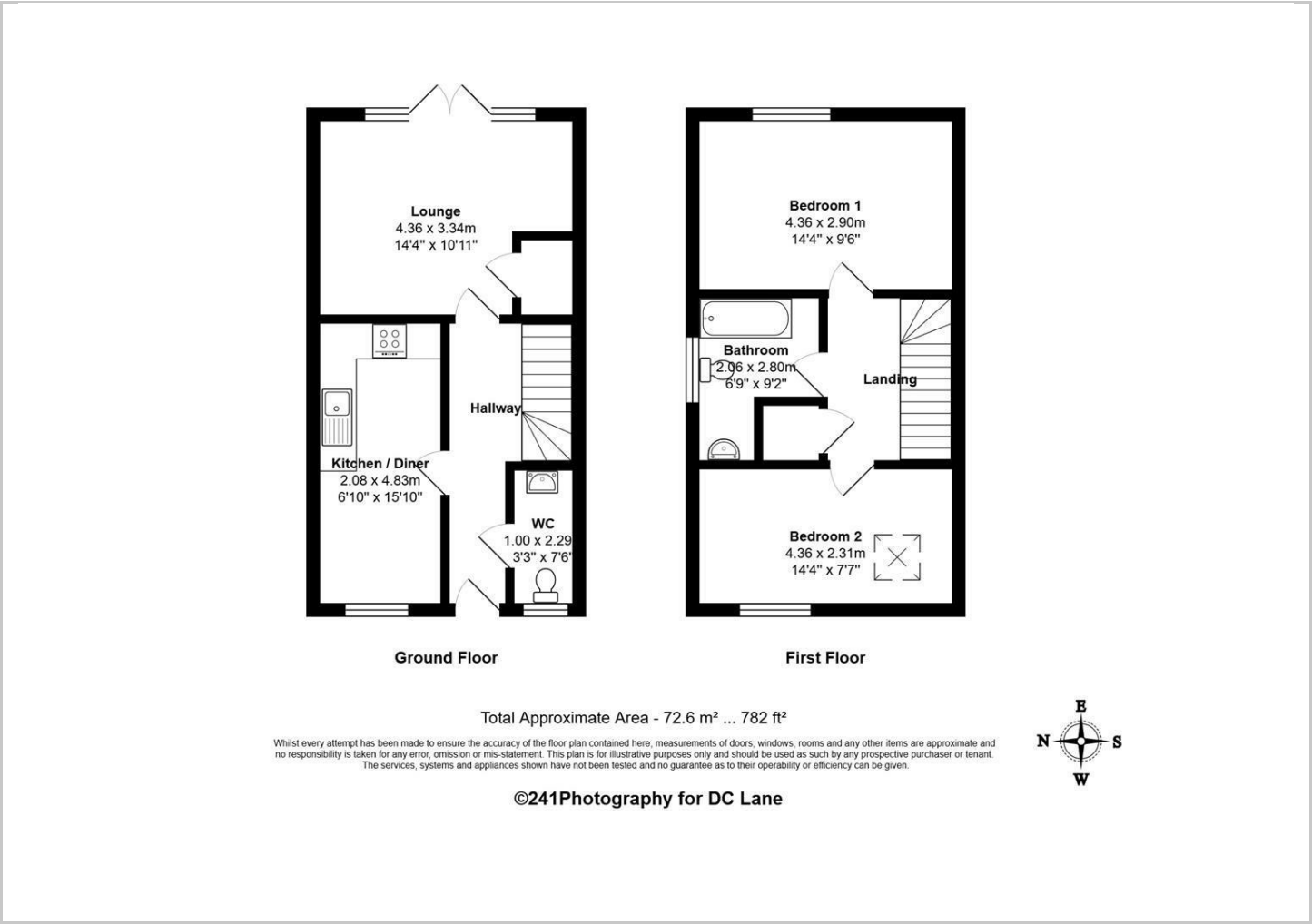
From the DC Lane office turn left onto Hyde Park Rd and Continue straight onto Weston Park Rd for 0.7 mi. Turn right onto Outland Rd/A386 and Keep right to continue on A386 for 0.9 mi. Take the B3373 exit towards Tamerton Foliot and at the roundabout, take the 2nd exit onto Budshead Rd/B3373 and follow for 1.5 mil turn right onto Whitleigh Green and the development is situated on the

Council Tax Band: New E

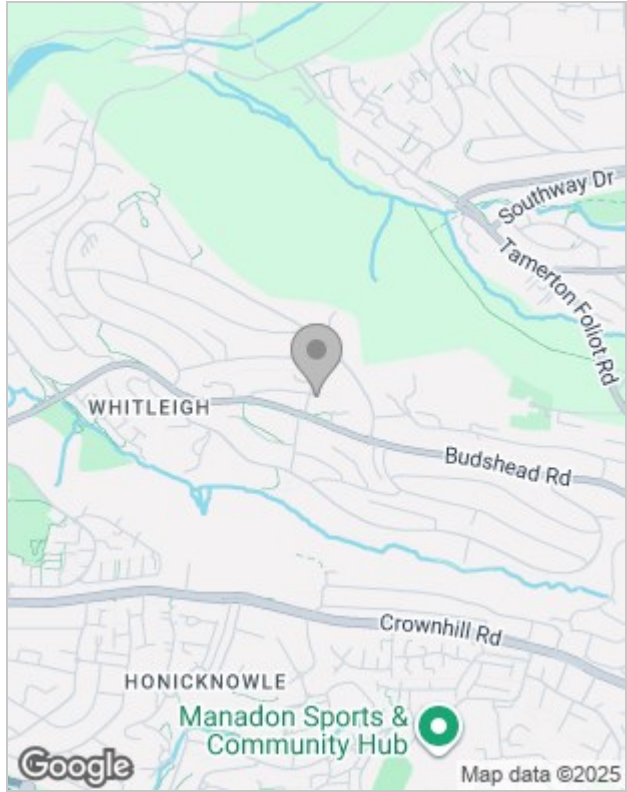




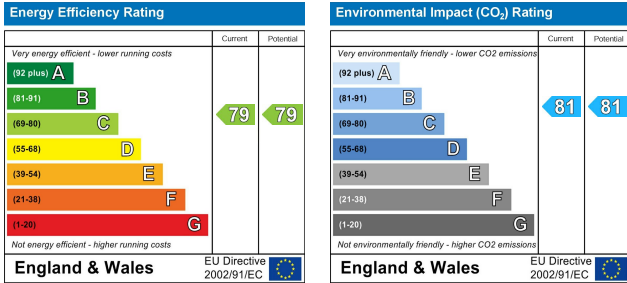
Floor Plans



Location Map



Energy Performance Graph



Viewing

Please contact our DC Lane, Plymouth Office on 01752 874242 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

All estate agents are legally required to carry out anti-money laundering checks on buyers and sellers under the UK Money Laundering Regulations. DC Lane may charge a fee of £36.00 Inc Vat per individual buyer. This fee covers the cost of completing those checks.

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