

MARC REES



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Okehampton Close, Plympton, Plymouth, PL7 2RP

Offers in excess of £275,000

• 4 Bedrooms • 2 Bathrooms

Spacious Sitting/Dining
 Room

Conservatory

 South Facing Garden and Cul-• Close to Amenities de-sac Location

Kitchen With Appliances

 Gas Central Heating & Double Glazing

Driveway & Garage

 Please Quote MR0566 when making a telephone enquiry





This is a great opportunity to acquire an extended family home with a loft conversion and 4 bedrooms. Located within a cul-desac location and close to an array of amenities whilst providing easy access to the A38 Dual Carriageway, this property is well presented throughout, with accommodation comprising a porch, reception hall, spacious sitting/dining room, heated conservatory, kitchen with a fridge, freezer and cooker. On the first floor there is a remodelled bathroom installed in 2023, 3 bedrooms, (2 Doubles and 1 single) whilst on the 2nd floor a spacious bedroom, perfect for a teenager with eaves storage, a dual aspect and an ensuite shower room, basin and W.C. Externally there is a landscaped south facing rear garden with a raised seating area, perfect for entertaining/BBQ and an enclosed lawn garden. Side access from the driveway and a door leading into the garage which has power and lighting 6 x 2.47 metres. Please quote MR0566 when making a telephone enquiry.













GROUND FLOOR 702 sq.ft. (65.2 sq.m.) approx.



1ST PLOOR 404 sq.ft. (37.6 sq.m.) approx.



2ND FLOOR 307 sq.ft. (28.5 sq.m.) approx.

TOTAL FLOOR AREA: 1413 sq.ft. (13.1.3 sq.ft. m) approx.

Whitst every attempt, has been made to ensure the accuracy of the floorgian contained here, measurement of doors, windows, norms and any other terms are approximate and no responsibility is taken to rany enter, or ensistent or relistanteement. This plan is not illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and applicances shown have not been tested and no guarante as to their operatingly or efficiency can be given.



