



41 Wardlow Gardens

Widely, Plymouth, PL6 5PU

Guide Price £500,000



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GUIDE PRICE £500,000 - £525,000

THE PROPERTY

Well proportioned modern extended detached house which is understood to have been built in the late 1970s by Clarke Quality Homes. The benefit of uPVC double-glazing and gas fired central heating with modern ideal boiler. The property has been well-maintained and looked after over the years including a recently upgraded main bathroom, en-suite, shower room to the master bedroom and downstairs cloakroom/wc. A well proportioned home with flexible & adaptable layout. Good-sized plot with excellent parking facilities on the wide private drive & within the 2 useful garages a standard single & a second large adjoining garage.

LOCATION

Set in this well established residential area of Crownhill. Wardlow Gardens is generally seen as a very popular. Providing a good variety of local services here in Crownhill and nearby in Eggbuckland including popular schools & convenient shops. The position is convenient for access into the city & close by connections to major routes in other directions.

ACCOMMODATION

Porch gives access to a good-sized reception hall.

LOUNGE

17'3 x 15' (5.26m x 4.57m)

Generous-sized front set lounge with wide raised curved bay window to the front. Contemporary fire place & twin multi-pane glazed doors opening into the dining room, which is set at the rear with patio doors overlooking & opening into the back garden.

KITCHEN

14'4 x 9'2 (4.37m x 2.79m)

Integrated appliances including: automatic Bosch dishwasher, four ring gas hob with extractor hood over, dual oven/grill & upright fridge/freezer, 1.5 bowl sink unit. Door into the study.

STUDY

10'5 x 8'9 (3.18m x 2.67m)

French doors overlooking & opening into the rear garden.

LANDING

Access to the loft. A cupboard housing the ideal standard gas fired boiler serving the central heating & domestic hot water.

MASTER BEDROOM

13'3 x 10'11 (4.04m x 3.33m)

Range of built in storage. Door to the well-appointed modern fitted en-suite shower room.

BEDROOM TWO

10'9 x 10'3 (3.28m x 3.12m)

BEDROOM THREE

13'5 x 8'9 (4.09m x 2.67m)

BATHROOM/WC
6'5 x 5'10 (1.96m x 1.78m)

EN-SUITE
8'6 x 7'3 (2.59m x 2.21m)

EXTERNALLY

Well-kept lawn front garden. Side access into the private drive which provides off-street parking for 3+ vehicles carefully parked. Giving access to the 2 side-by-side garages. To the rear a low maintenance rear garden.

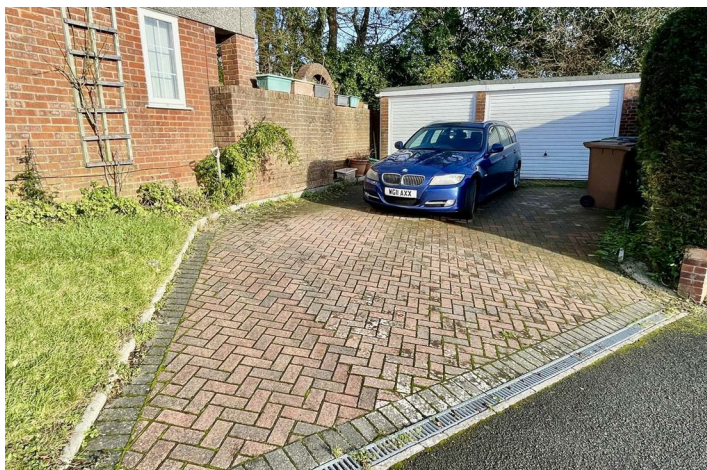
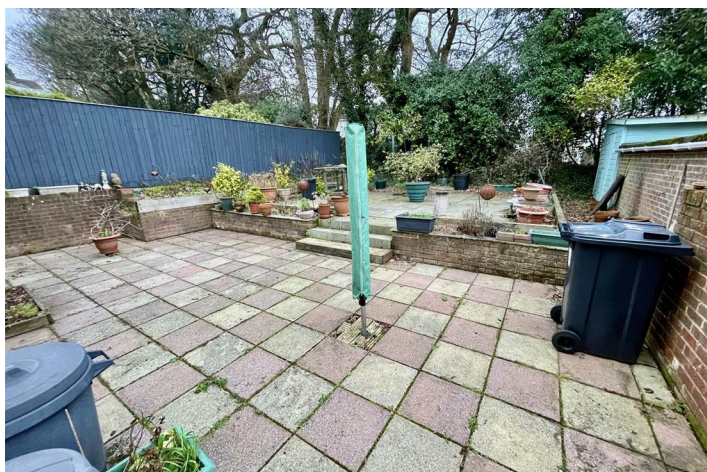
GARAGE ONE
24' x 10' (7.32m x 3.05m)

GARAGE TWO
19'10 x 8'3 (6.05m x 2.51m)

COUNCIL TAX
Plymouth City Council
Council Tax Band: E

SERVICES

The property is connected to all the mains services: gas, electricity, water and drainage.



Road Map



Hybrid Map



Terrain Map

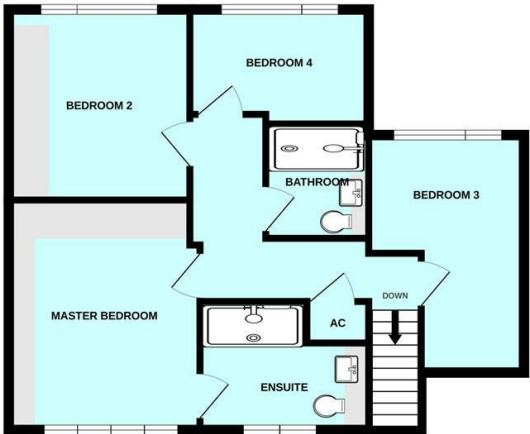


Floor Plan

GROUND FLOOR



1ST FLOOR

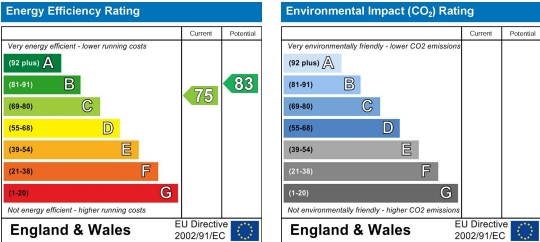


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Viewing

Please contact our Plymouth Office on 01752 664125 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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