



Downham Gardens | Tamerton Foliot | Plymouth | PL5 4QF

Offers over £230,000

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### Offers over £230,000

Located in the highly regarded village of Tamerton Foliot, Plymouth, this three-bedroom semi-detached home presents an excellent opportunity for buyers seeking a property with space, potential, and a lovely outlook.

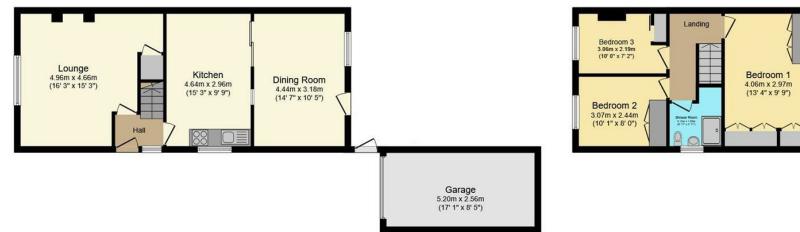
The accommodation has been extended to the rear with a single-storey extension, creating a generous open kitchen that forms the heart of the home. From the kitchen, there is a separate dining room within the extension, offering an ideal space for family meals and entertaining, with views over the rear garden. While the interior is now dated and in need of modernisation, the layout provides a fantastic canvas to update and personalise to suit individual tastes.

To the front of the property is a good-sized lounge, featuring an electric fireplace and providing a comfortable and welcoming living space.

- Extended Family Home
- Off Road Parking
- Single Garage
- Country Views
- Requires Modernisation
- Low Maintenance Garden
- Good Size Kitchen
- No Gas Central Heating
- Highly Sought After Location



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



Ground Floor  
Floor area 66.1 sq.m. (711 sq.ft.)

First Floor  
Floor area 37.4 sq.m. (402 sq.ft.)

Total floor area: 103.5 sq.m. (1,114 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.co](http://www.Propertybox.co)

Drake Circus 1 Charles St  
Plymouth  
PL1 1EA

07392818622

[tyler.copp@copperstates.co.uk](mailto:tyler.copp@copperstates.co.uk)  
[www.copperstates.co.uk](http://www.copperstates.co.uk)