

80 Killerton Lane, Plymouth PL9 7GA

Guide Price £245,000









Located within the highly desirable Saltram Meadows development in Plymstock, this beautifully presented three-bedroom end of terrace home offers contemporary living in a peaceful yet convenient setting. With bright, spacious interiors and a landscaped, low-maintenance rear garden, it's an ideal home for families, professionals, or anyone seeking comfort and style.

The ground floor welcomes you with a light-filled entrance hall leading to a sleek, modern kitchen complete with ample storage and worktop space. A convenient downstairs WC and a generous open-plan lounge/diner provide excellent functionality, with French doors opening directly onto the rear garden—perfect for indoor-outdoor living and entertaining.

Upstairs, you'll find three well-proportioned bedrooms, including a spacious master with en-suite shower room, a second double bedroom, and a versatile third bedroom—ideal as a nursery, home office, or guest room. A contemporary family bathroom serves bedrooms two and three.

Outside, the rear garden has been thoughtfully landscaped to include a large patio, a good-sized lawn, and a rear access gate. An allocated parking space adds further practicality.

Situated close to excellent schools, local amenities, and key transport links, this turnkey property presents a fantastic opportunity to move straight into a modern, low-maintenance home in one of Plymouth's most popular residential areas.

Lounge/Dining Room - 4.89m x 1.14m

Kitchen - 2.66m x 3.52m

Bedroom One - 3.76m x 2.92m

En-Suite - 1.54m x 1.77m

Bedroom Two - 2.83m x 2.62m

Bedroom Three - 1.81m x 2.73m

Material Information

Council tax band: C Tenure: Freehold Property type: House

Property construction: Standard form Electricity supply: Mains electricity

Solar Panels: No

Other electricity sources: No Water supply: Mains water supply

Sewerage: Mains

Heating: Central heating

Heating features: Double glazing
Broadband: FTTP (Fibre to the Premises)

Mobile coverage: O2 - Good, Vodafone - Good, Three -

Good, EE - Good Parking: Private

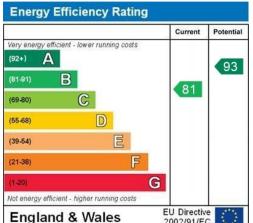
Building safety issues: No Restrictions - Listed Building: No Restrictions - Conservation Area: No

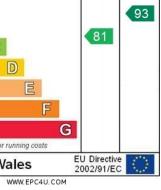
Restrictions - Tree Preservation Orders: None

Public right of way: No Long-term area flood risk: Yes Coastal erosion risk: No Planning permission issues: No

Accessibility and adaptations: None

Coal mining area: No Non-coal mining area: No Energy Performance rating: B













Important Notice: Luscombe Maye gives notice that: 1. These particulars do not constitute an offer or contract or part thereof. 2. All descriptions, photographs, and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate and not necessarily to scale. Any prospective purchaser must satisfy themselves of the correctness of the information within the particulars by inspection or otherwise. 3. Luscombe Maye does not have any authority to give any representations or warranties whatsoever in relation to this property (including but not limited to this property (including but not limited to planning/building regulations), nor can it enter into any contract on behalf of the Vendor.



Yealmpton:

The Old Bakery, Market Street, Yealmpton PL8 2EA 01752 880044 yealmpton@luscombemaye.com www.luscombemaye.com