



Connells

Dale Road
Plymouth



Property Description

Situated within one of the City's most favoured Central residential locations. This Three bedroom family home that has been tastefully modernised throughout, boasting sleek and modern kitchen/diner, luxury bathroom, thoughtfully landscaped rear garden and garage.

Located within easy reach to a host of amenities on Mutley Plain, local prestigious schools, Central Park and easy access to Plymouth City Centre, Derriford & A38.

Off the entrance hallway you have a spacious living room with a beautiful feature fireplace and opening leading to a modern open plan kitchen/diner. The kitchen features top-of-the-line appliances and modern finishes double glazed patio doors lead you directly out to an enclosed rear garden.

Upstairs you will find three bedrooms which are all ample size with the continual period charm throughout and a family bathroom fitted with a sleek four piece suite comprising; Free standing bath, walk in shower, W.C & hand basin.

Externally the property has a dedicated garage and utility to the rear. While beautifully landscaped rear garden is laid to lawn and decking perfect for entertaining in the summer months.

Having been refurbished to a high standard by throughout, this would suit any buyer

looking for an affordable yet charming property to move straight into.

Entrance Porch

Double glazed windows to side aspects

Hall

Storage cupboards

Lounge

12' 6" x 13' 1" (3.81m x 3.99m)

Double glazed bay windows to front aspect and recessed chimney

Kitchen/Diner

19' x 13' 10" (5.79m x 4.22m)

Double glazed window to rear aspect, wall and base kitchen units, patio doors and recessed chimney

Bedroom One

12' 6" x 12' 2" (3.81m x 3.71m)

Double glazed bay windows to front aspect and recessed chimney

Bedroom Two

8' 10" x 12' 6" (2.69m x 3.81m)

Double glazed window to rear aspect, storage cupboards and recessed chimney

Bedroom Three

6' 7" x 8' 2" (2.01m x 2.49m)

Double glazed window to front aspect

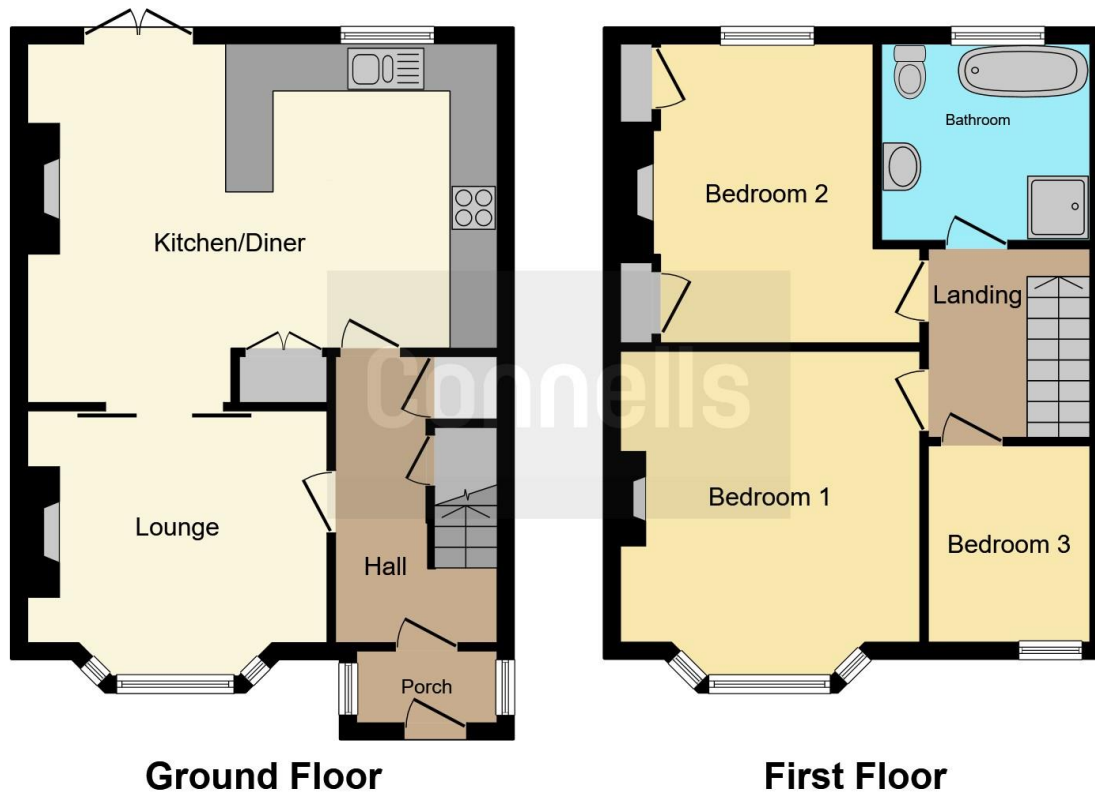
Bathroom

Double glazed window to rear aspect, bath, corner shower, hand basin and W.C.









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 orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form 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.focalagent.com

To view this property please contact Connells on

T 01752 674 467
E plymouth@connells.co.uk

32 Mannamead Road
 PLYMOUTH PL4 7AA

EPC Rating: D

view this property online connells.co.uk/Property/PLH310889

Tenure: Freehold



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

See all our properties at www.connells.co.uk | www.rightmove.co.uk | www.zoopla.co.uk

Property Ref: PLH310889 - 0002