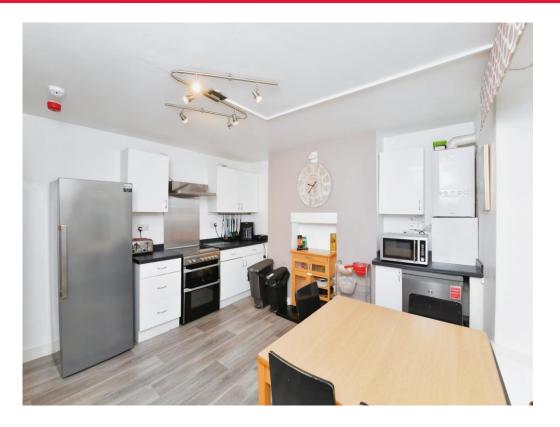


Connells

North Road West Plymouth

# North Road West Plymouth PL1 5DG







## **Property Description**

Opportunity to purchase this fantastic investment opportunity in a convenient central location offering, not only a brilliant income but also five double bedrooms, large living space, ample storage and modern condition whilst situated over three floors, with outdoor space to the rear.

On the lower ground floor, you will find a large communal lounge space, followed by a modern fitted kitchen with floor and wall units, two shower rooms, w.c., and a large utility.

The ground floor occupies three substantial double bedrooms, all with easy access to a w.c and with, double glazing, gas and central heating and built in sinks, with rooms also benefiting from retained period features.

The first floor continues the modern interior with two ample double bedrooms, one offering an en suite.

Externally, a low maintenance rear courtyard with the potential for parking and a brick built storage unit.

located in a central location close to a host of amenities and Plymouths city centre, making this the perfect investment vehicle.

Please contact the agent for further details.

#### **Lower Ground Floor**

## Lounge

13' 1" x 12' 9" ( 3.99m x 3.89m )

### Kitchen/Diner

12' 6" x 13' 3" ( 3.81m x 4.04m )

**Shower Room** 

**Shower Room** 

W.C.

Utility

**Ground Floor** 

**Bedroom Three** 

16' x 13' 3" ( 4.88m x 4.04m )

**Bedroom Four** 

13' 2" x 13' 4" ( 4.01m x 4.06m )

**Bedroom Five** 

9' 2" x 15' 1" ( 2.79m x 4.60m )

W.C.

First Floor

**Bedroom One** 

18' 10" max x 13' 7" max ( 5.74m max x 4.14m max )

**En-Suite** 

**Bedroom Two** 

13' 8" x 13' 4" ( 4.17m x 4.06m )

W.C.

















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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

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EPC Rating: D Council Tax Band: B

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