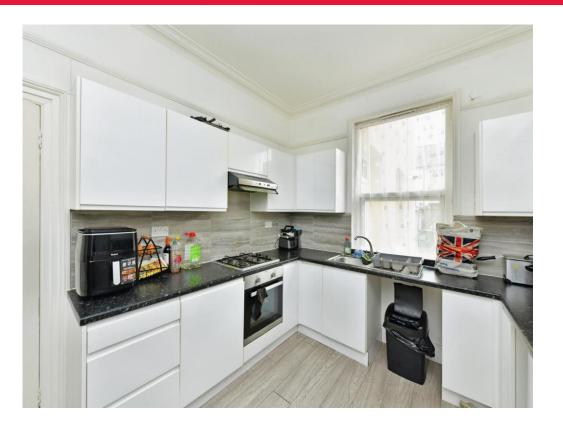


Connells

Embankment Road Plymouth

# Embankment Road Plymouth PL4 9JF







# **Property Description**

An opportunity to acquire this three bedroom mid-terraced property, situated in the popular residential location of Prince Rock, close to a host of local amenities and high-regarded schools. This property boasts two double bedrooms and one good-sized single bedroom and a modern kitchen.

On the ground floor you enter into a hallway, with a substantial lounge with bay window and fireplace with doors leading into a modern kitchen with built-in appliances and matching wall and base units. As you make your way through the property you have ample storage space and a separate utility room and W.C.

On the second floor, you have two double bedrooms, one with built-in wardrobes and a further good-sized single bedroom. A family bathroom comprising of a bath with over-head shower, hand basin and W.C. This property also benefits from double glazed windows and gas central heating.

Externally, you have on-street parking and a rear courtyard with outbuildings.

The property is close to a host of amenities such as shops, restaurants and a leisure park and is a short drive away from the city centre.

**BOOK YOUR VIEWINGS NOW!** 

### **Ground Floor**

# Lounge

13' 1" x 13' 2" ( 3.99m x 4.01m )

#### Kitchen

9' 8" x 12' 5" ( 2.95m x 3.78m )

# Utility

6' 5" x 9' 7" ( 1.96m x 2.92m )

# First Floor

#### **Bedroom One**

9' 9" x 11' 7" ( 2.97m x 3.53m )

#### **Bedroom Two**

9' 10" x 12' 4" ( 3.00m x 3.76m )

#### **Bedroom Three**

7' 9" x 9' 6" ( 2.36m x 2.90m )

## Bathroom

















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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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Tenure: Freehold



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