





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









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: C

Tenure: Freehold

view this property online connells.co.uk/Property/PLH311608



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: PLH311608 - 0002