



**Connells**

Flat 3 Durnford Street  
Plymouth



### Property Description

An opportunity to acquire this ready to move into upper floor apartment, situated in the popular central location of Stonehouse a stones throw away from the historic Royal William yard, with stunning far-reaching views across the communal garden and sea and out over to Cornwall and Mount Edgecombe.

As you enter this apartment, you have a large spacious lounge with beautiful bay windows, a kitchen with matching wall and base units and built-in appliances, a double bedroom with sash window and a good-sized single bedroom also with sash window and a bathroom comprising bath with overhead shower, hand basin and W.C. Storage space can also be found throughout this home.

Externally, this property benefits from a substantial rear communal garden and on-street parking.

Close to a host of local amenities such as shops and restaurants, a short drive to the city centre and has easy access to main transport links.

BOOK YOUR VIEWINGS NOW!

### Lounge

14' 5" x 15' ( 4.39m x 4.57m )

### Kitchen

10' 10" x 6' 3" ( 3.30m x 1.91m )

### Bedroom One

8' 2" x 10' 8" ( 2.49m x 3.25m )

### Bedroom Two

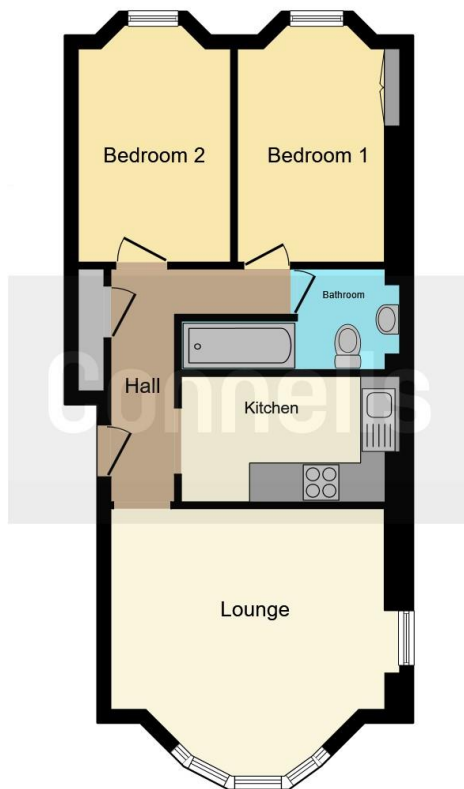
7' 7" x 10' 8" ( 2.31m x 3.25m )

### 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](http://www.focalagent.com)

To view this property please contact Connells on

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**E [plymouth@connells.co.uk](mailto:plymouth@connells.co.uk)**

32 Mannamead Road  
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**EPC Rating: D**

Tenure: Leasehold

**view this property online [connells.co.uk/Property/PLH311742](http://connells.co.uk/Property/PLH311742)**

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



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.

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