



Connells

Erlstoke Close
Plymouth

Erlstoke Close Plymouth PL6 5QP

for sale offers over
£310,000



Property Description

A fantastic opportunity to acquire this immaculately presented four bedroom semi-detached family home, beautifully arranged over two floors. This property benefits from four bedrooms, two reception rooms, two bathrooms, kitchen/diner, conservatory, balcony, large rear garden and driveway.

This stunning home is situated in the heart of the sought-after location of Eggbuckland, close to a host of local amenities and well-regarded schools and provides easy access to the city centre, A38 and main transport links.

As you enter this unique property you are welcomed with two good-sized double bedrooms, one with built-in wardrobes and a modern en-suite with walk-in shower, hand basin and W.C. The second bedroom also has access to a walk-in wardrobe which is currently being used as a utility room.

On the first floor, you have an open plan light and airy lounge with wood burner, a kitchen/diner with modern matching wall and base units with built-in appliances with skylights bringing in ample natural daylight, with doorway to a conservatory and access to a beautiful large rear garden arranged over three levels. A further two double bedrooms can also be found on this floor with a shower room comprising walk-in shower, hand basin and W.C. completing this modern and stylish home.

Externally, this property offers and benefits

from a stunning rear garden over three levels, a driveway and converted garage.

BOOK YOUR VIEWINGS NOW!

Ground Floor

Bedroom One

11' 1" x 10' 3" (3.38m x 3.12m)

En-Suite

Bedroom Two

8' 6" x 11' 8" (2.59m x 3.56m)

Utility

First Floor

Lounge

12' 7" x 16' 8" (3.84m x 5.08m)

Kitchen/Diner

16' 10" x 8' 9" (5.13m x 2.67m)

Bedroom Three

11' 8" x 8' 7" (3.56m x 2.62m)

Bedroom Four

7' 6" x 9' 3" (2.29m x 2.82m)

Shower Room

Conservatory

9' 8" x 11' 8" (2.95m x 3.56m)

Balcony









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

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32 Mannamead Road
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EPC Rating: Council Tax
 Awaited Band: C

Tenure: Freehold

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Property Ref: PLH312275 - 0004