



Connells

Fort Austin Avenue
Plymouth



Property Description

An exciting opportunity to acquire this two double bedroom detached bungalow which offers huge potential, situated in the sought-after location of Eggbuckland. This property benefits from two bedrooms, two reception rooms, kitchen, utility, shower room, front & rear garden and garage.

As you enter this bungalow, you have a substantial lounge with box bay window with sliding doors leading to a separate dining area perfect for socialising, the dining room also provides access to the kitchen which has matching wall and base units and a separate utility room with access to the rear garden. This property also benefits from a spacious primary bedroom with a box bay window, a further good-sized double bedroom with window to the rear and a shower room comprising walk-in shower, hand basin and W.C.

Externally, this bungalow offers and benefits from a beautiful front garden and a large rear garden and garage.

This property is close to a host of local amenities such as shops and restaurants and well-regarded schools and offers easy access to the A38 and main transport links.

BOOK YOUR VIEWINGS NOW!

Lounge

11' 5" x 14' 2" (3.48m x 4.32m)

Dining Room

11' 5" x 10' (3.48m x 3.05m)

Kitchen

4' 8" x 10' 8" (1.42m x 3.25m)

Utility

5' 2" x 10' 7" (1.57m x 3.23m)

Bedroom One

11' 5" x 13' 10" (3.48m x 4.22m)

Bedroom Two

9' 5" x 11' 5" (2.87m x 3.48m)

Shower Room









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: Council Tax
 Awaited Band: C

Tenure: Freehold

view this property online connells.co.uk/Property/PLH312335



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: PLH312335 - 0002