



Connells

Blandford Road
Plymouth

Blandford Road
Plymouth PL3 6JX

for sale offers over
£180,000



Property Description

A fantastic opportunity to acquire this well-presented three bedroom semi-detached family home, situated in the popular residential location of Efford. Close to a host of local amenities, well-regarded schools and offers easy access to the city centre and main transport links.

You enter the property into a porch/utility area which flows effortlessly into the lounge with sliding doors leading into a conservatory/dining area perfect for entertaining with access to the rear garden, a modern kitchen also with door leading to the rear garden, and a family bathroom can also be found on this floor comprising bath with over head shower, hand basin and W.C.

On the first floor, this property has three good-sized double bedrooms completing this home.

Externally, this property offers and benefits from a low-maintenance front & rear garden with a substantial workshop/shed and easy on street parking with dropped kerb at the front of the property allowing for off-street parking.

This property offers an attractive opportunity to acquire a great property and create a wonderful home.

BOOK YOUR VIEWINGS NOW!

Ground Floor

Utility/Porch

Lounge

9' 9" max x 15' 2" max (2.97m max x 4.62m max)

Kitchen

8' 1" max x 13' max (2.46m max x 3.96m max)

Conservatory/Dining Room

8' 7" max x 13' 1" max (2.62m max x 3.99m max)

Bathroom

First Floor

Bedroom One

9' 4" max x 12' 1" max (2.84m max x 3.68m max)

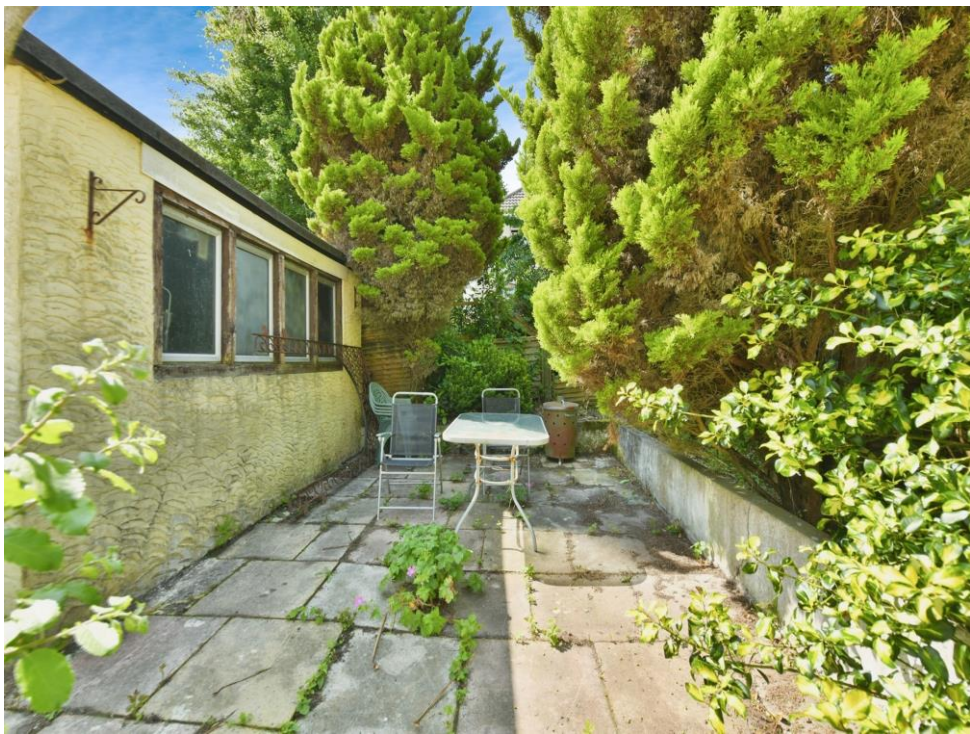
Bedroom Two

9' max x 10' 6" max (2.74m max x 3.20m max)

Bedroom Three

10' 7" max x 7' 8" max (3.23m max x 2.34m max)









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: Awaited
 Council Tax Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/PLH312331



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: PLH312331 - 0004