



Connells

Grantham Close
Plymouth



Property Description

This three bedroom mid-terraced family home is located in the sought after area of Merafield with fantastic views over Plympton. Located within walking distance to the beautiful Saltram National Park, this property is being offered chain free with vacant possession. Benefiting from spacious rooms, conservatory, downstairs cloakroom, new kitchen and garage.

Many find the area popular with families as it is located close to excellent primary and secondary schools such as, Old Priory Primary School, Plympton Academy and Hele's Secondary School.

Plympton offers a range of amenities including swimming pool and a leisure centre as well as it has its own high street with multiple pubs, restaurants and local shops to enjoy.

Located near Merafield, the area is on the outskirts of Dartmoor National Park and is a short drive to some beautiful beaches in the South Hams. The location has excellent transport links to Plymouth City Centre and easy access to the A38 Devon expressway, Cornwall and Exeter.

Entrance Hall

Double glazed door to the front elevation, two storage cupboards

Cloakroom

Double glazed window to the front elevation, wash hand basin, low level WC, plumbing for washing machine, radiator

Lounge

15' 6" Max x 11' 6" (4.72m Max x 3.51m)

Double glazed window to the front elevation, wall mounted gas fire, stairs to first floor, french doors to kitchen, double glazed patio doors to conservatory, radiator

Kitchen

13' 4" Max x 9' 2" Max (4.06m Max x 2.79m Max)

Double glazed window to the rear elevation, fitted kitchen with wall and base units, ceramic 1 1/2 bowl sink and drainer, integrated oven and grill, four ring gas hob, extractor fan, space for fridge freezer, double glazed door to garden, radiator, Worcester boiler

Conservatory

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

Upvc surround, door to garden

Landing

Double glazed window to the front elevation, loft access, storage cupboard

Bedroom One

13' 4" x 9' 4" (4.06m x 2.84m)

Double glazed window to the rear elevation, views over Plympton, radiator

Bedroom Two

11' 9" x 9' 4" (3.58m x 2.84m)

Double glazed window to the rear elevation, views over Plympton, radiator

Bedroom Three

7' 1" x 5' 9" (2.16m x 1.75m)

Double glazed window to the front elevation

Shower Room

Double glazed window to the front elevation, quadrant shower cubicle, wash hand basin, low level WC, part tiled, radiator

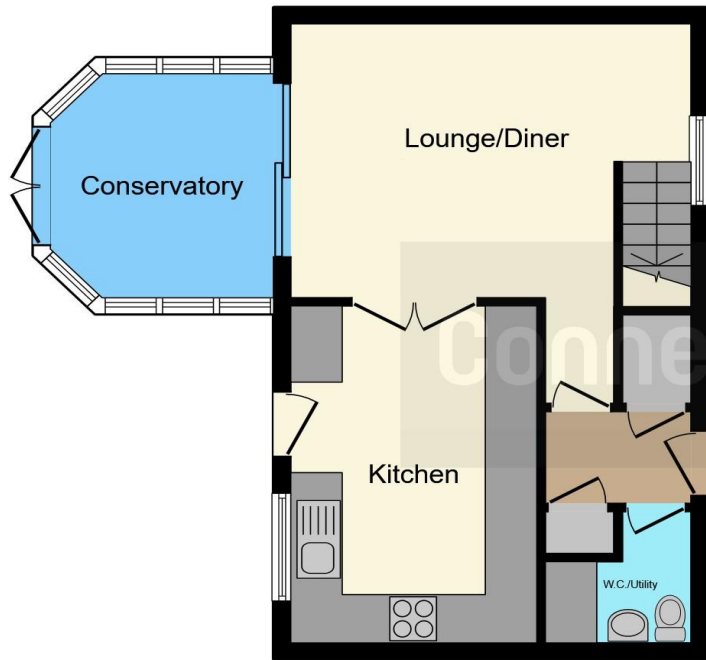
Rear Garden

Good sized garden, fully enclosed, grass area

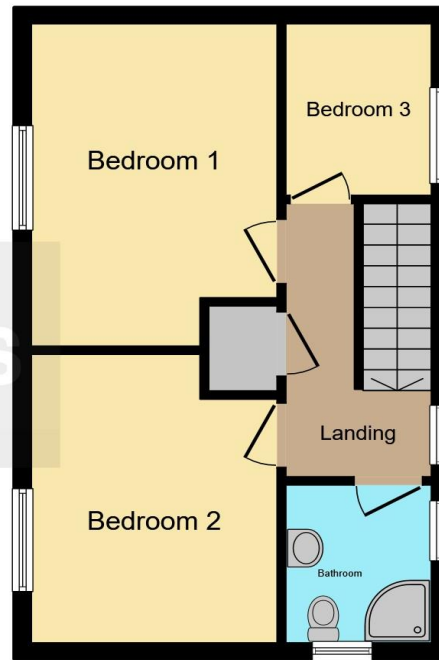
Garage

In a block





Ground Floor



First Floor

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



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EPC Rating: C

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Tenure: Freehold



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