



Connells

Elford Crescent
Plymouth



Property Description

Nestled in the sought-after area of Elford Crescent, this well-presented two-bedroom mid-terraced home offers comfortable and convenient living, ideal for first-time buyers, downsizers, or investors alike.

The property boasts a spacious lounge filled with natural light, featuring patio doors that open directly onto a well-maintained, enclosed rear garden-perfect for relaxing or entertaining. The fitted kitchen is both practical and stylish, complete with ample storage and a newly installed boiler, offering peace of mind and energy efficiency.

Upstairs, you'll find two generous bedrooms, each benefiting from fitted wardrobes, providing plenty of storage space. A well-appointed family bathroom.

Outside, the home features a low-maintenance front garden and private parking space, while the rear garden offers a secure, low- upkeep outdoor retreat.

Conveniently located with access to local amenities, schools, and transport links, this charming property is not to be missed.

Entrance Hall

Double glazed door to the front elevation, access to kitchen storage cupboard, stairs to lounge, radiator

Kitchen

13' 7" max x 5' 8" max (4.14m max x 1.73m max)

Double glazed window to the front elevation, fitted kitchen with wall and base units, sink and draining board with mixer tap, space for washing machine and fridge freezer, integrated oven and 4 ring gas hob, par tiled, boiler, coving to ceiling

Lounge

12' max x 10' max (3.66m max x 3.05m max)

Double glazed sliding patio doors to the rear garden, two wall mounted lights, TV point, radiator

Landing

door access to bedroom and bathroom, storage cupboard, stairs to master bedroom

Bedroom One

10' 5" max x 9' 10" max (3.17m max x 3.00m max)

Double glazed window to the rear elevation, built in wardrobe with three mirrored sliding doors, built in storage cupboard, radiator

Bedroom Two

11' 3" plus wardrobe x 5' 10" max (3.43m plus wardrobe x 1.78m max)

Double glazed window to the front elevation with far reaching views, built in wardrobes, radiator

Bathroom

Double glazed obscured window to the front elevation, bath with shower over, wash hand basin, low level wc, fully tiled, extractor fan, chrome ladder style towel rail

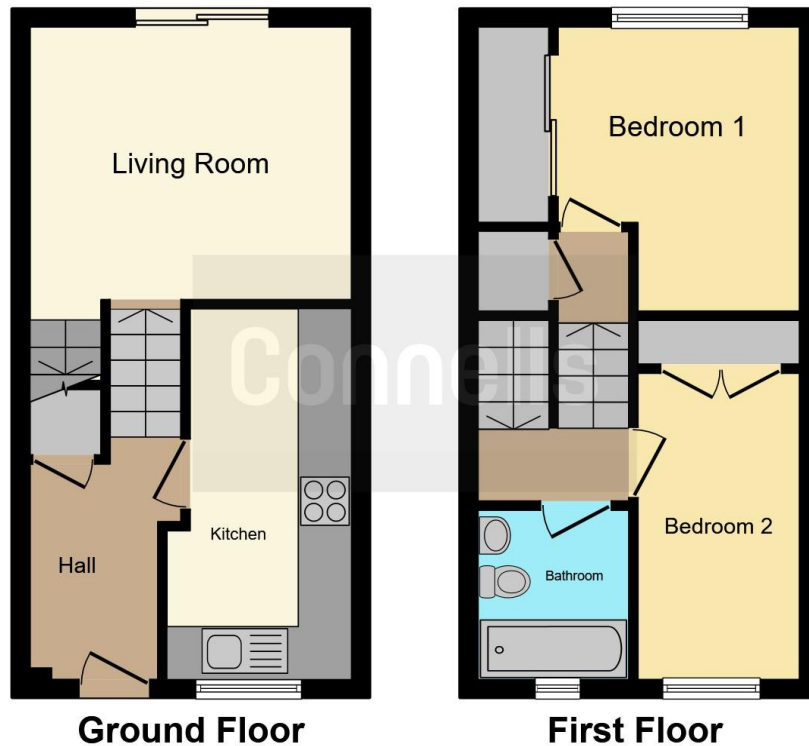
Front Garden

Low maintenance front garden with gravel area, storage cupboard

Rear Garden

Fully enclosed rear garden, tiered with a patio area and gravel area





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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