



Connells

Auctioneers Close
Plymouth

Auctioneers Close Plymouth PL7 1AH

for sale
£280,000



Property Description

Welcome to Auctioneers Close, a beautifully presented three-bedroom semi-detached home tucked away in a quiet and friendly cull-de-sac in Plympton. Ideally suited to first-time buyers, growing families, or investors, this property offers comfortable and versatile living in a highly convenient location.

The light and airy living room features patio doors opening directly onto the rear garden, creating a seamless flow between indoor and outdoor spaces—perfect for entertaining or relaxing. The spacious kitchen/diner provides ample room for family meals, with plenty of worktop and storage space, and the added benefit of a downstairs WC enhances practicality.

Upstairs you'll find three well-proportioned bedrooms, each offering good natural light, along with a modern family bathroom complete with a bath and separate shower cubicle.

Outside, the property continues to impress with driveway parking and a garage, offering excellent storage or potential workshop space. The enclosed rear garden provides a safe and private area for children, pets, or alfresco dining.

Situated close to several highly regarded schools—including Plympton St Mary's Infant School, Old Priory Junior School, Plympton Academy and Hele's School—the home is perfectly placed for families. Ridgeway Shopping Centre, main bus routes and the A38 Devonian Expressway are all nearby, making everyday life convenient and commutes effortless.

Entrance Hall

Composite door to the front elevation, door access to lounge, kitchen and downstairs WC, radiator, stairs to first floor

Lounge

16' 1" max x 9' 10" max (4.90m max x 3.00m max)

Double glazed window to the front aspect, double glazed patio doors to the side aspect, radiator

Kitchen/Diner

Irregular Shaped Room 15' 10" max x 16' 8" max (4.83m max x 5.08m)

Double glazed windows to the front and rear aspects, modern fitted kitchen with wall and base units, sink and draining board with mixer tap, space for washing machine, tumble dryer, dishwasher and American style fridge freezer, integrated oven, 4 ring gas hob, extractor hood, boiler, storage cupboard, two radiators

Landing

Double glazed window to the rear aspect, door access to bedrooms and bathroom

Bedroom One

13' max x 9' 1" max (3.96m max x 2.77m max)

Double glazed window to the front aspect, radiator

Bedroom Two

11' 1" max x 10' max (3.38m max x 3.05m max)

Double glazed window to the front aspect, built in wardrobes, loft access, radiator

Bedroom Three

7' 1" max x 6' 5" max (2.16m max x 1.96m max)

Double glazed window to the side elevation, radiator

Bathroom

6' 11" max x 5' 10" max (2.11m max x 1.78m max)

Double glazed window to the rear aspect, wash hand basin and vanity unit, concealed cistern WC, bath, separate shower cubicle, part tiled, shaver point, radiator

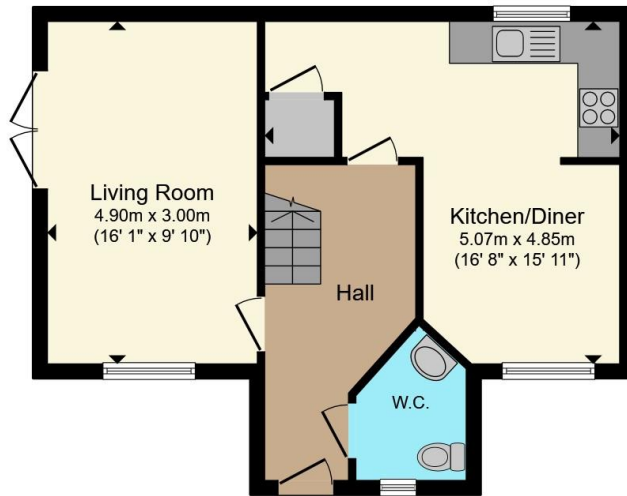
Garden

Fully enclosed garden with patio area and laid to lawn, side gate access

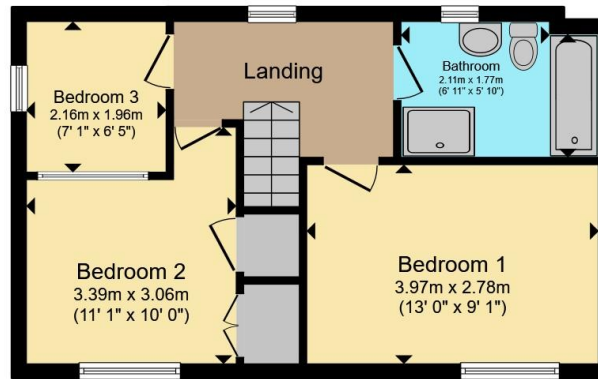
Garage

Up and over door, beneath coach house





Ground Floor



First Floor

Total floor area 84.7 m² (912 sq.ft.) approx

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.propertybox.io

Connells

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EPC Rating: C Council Tax
 Band: D

view this property online connells.co.uk/Property/PLN307422

Tenure: Freehold



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