



Vaughan Close, Plymouth PL2 3QP

welcome to

Vaughan Close, Plymouth

***** ALLOCATED PARKING SPACE *****

A fantastic opportunity to purchase this second floor apartment with two bedrooms, spacious lounge with views, a lovely kitchen and an allocated parking space. This would make an ideal first time buy/investment. Call Fox & Sons today to arrange your viewing!



Entrance Hallway

Access to both bedrooms, two storage cupboards, bathroom, lounge and kitchen.

Lounge

13' max x 17' 4" max (3.96m max x 5.28m max)

A spacious living space with a double glazed window to front elevation.

Kitchen

7' 2" x 9' 9" (2.18m x 2.97m)

White wall and base units with worktops, sink drainer, integrated oven with induction hob and fridge freezer. Space for a washing machine and double glazed window to front elevation.

Bedroom 1

9' 5" x 11' 2" (2.87m x 3.40m)

Double glazed window to rear elevation

Bedroom 2

6' 9" x 11' 2" (2.06m x 3.40m)

Double glazed window to rear elevation.

Bathroom

A bath with electric shower, WC and pedestal sink.



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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Vaughan Close, Plymouth

- Second Floor Flat
- Two Bedrooms
- Spacious Lounge
- Electric Heating
- Allocated Parking Space

Tenure: Leasehold EPC Rating: C

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Feb 1984. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£140,000



Please note the marker reflects the postcode not the actual property

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Property Ref:
MUP108063 - 0002

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 is 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 or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.


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