



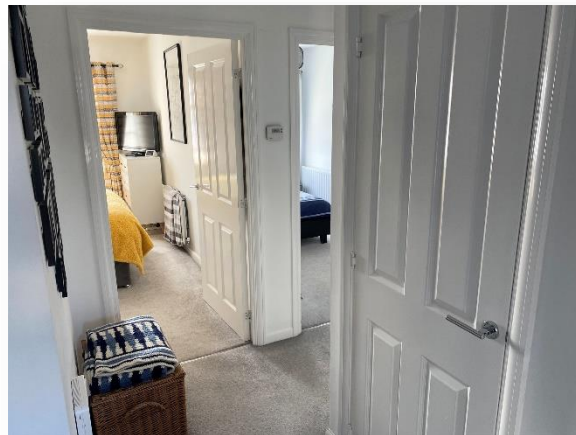
**Flat 10 Capricorn Way, Sherford Plymouth PL9 8GH**

**welcome to**

**Flat 10 Capricorn Way, Sherford Plymouth**

**\*\*\*25% SHARED OWNERSHIP\*\*\***

A fantastic opportunity to purchase a beautiful TOP FLOOR APARTMENT, with TWO DOUBLE BEDROOMS, an ALLOCATED PARKING SPACE, and MODERN finish throughout! Situated within the forever POPULAR Sherford development. Call Fox & Sons today to arrange your viewing! "MUST SEE!"



### **Building Entrance**

Intercom on entrance for visitors. Entrance door into lobby with stairs to all floors. The door to the apartment is on the top floor.

### **Apartment Entrance**

Main door into the apartment leads straight into the hallway with two storage cupboards. Doors leading to bedroom one, bedroom two, bathroom and open plan lounge/kitchen/diner. Double glazed window to side and wall mounted radiator.

### **Open Plan Lounge Kitchen Diner**

24' 5" x 11' 10" ( 7.44m x 3.61m )

The lounge has a double glazed sash window to the front of the property and a double glazed sash window to the side of the property. There are two wall mounted radiators.

The kitchen has modern white gloss matching wall and base units with roll edge work surface and an inset stainless steel one and a half sink and drainer unit. Inset gas hob and electric oven with a filter hood above. Space for a washing machine and tall fridge freezer. Kitchen unit housing boiler. Double glazed window to the side of the property. Between the lounge and kitchen is space for a dining room table and chairs.

### **Bedroom One**

15' 8" x 9' ( 4.78m x 2.74m )

Double bedroom with built in wardrobes. Double glazed sash window to the side of the property and a wall mounted radiator.

### **Bedroom Two**

12' 10" x 7' 6" ( 3.91m x 2.29m )

Double bedroom with double glazed sash window to the rear of the property and a wall mounted radiator.

### **Bathroom**

A white suite comprising of a panel bath with a mains tap and shower unit off the tap. A glass shower screen. A pedestal wash hand basin and a w.c. Wall mounted mirror, wall mounted heated towel rail and extractor fan.

### **Parking**

Allocated parking for one car for the apartment.

### **Bike Store**



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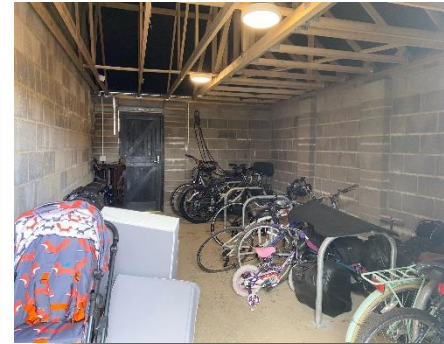
## Flat 10 Capricorn Way, Sherford Plymouth

- 25% Shared Ownership
- Council Tax Band A
- Top Floor Apartment
- Two Double Bedrooms
- Open Plan Kitchen Lounge Diner

Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 125 years from 01 Aug 2017. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

# £52,500



Please note the marker reflects the postcode not the actual property

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Property Ref:  
PYP103798 - 0007

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