



Crownhill Road, Plymouth PL5 2QT

welcome to

Crownhill Road, Plymouth

This highly sought after semi-detached 1930's property has a beautiful aspect overlooking the playing fields and features a sizable and enclosed rear garden, garage with power and lighting and internally both a lounge diner and kitchen breakfast room.



Entrance Hall:

Door to front elevation. Obscured double glazed window to side elevation. Wood effect laminate flooring. Radiator. Understairs storage. Single glazed wooden doors to both lounge and kitchen breakfast room.

Lounge:

14' 2" Into Bay x 12' Max (4.32m Into Bay x 3.66m Max)
Double glazed 1930's bay window to front elevation. Electric fireplace with surround. Wall lighting. 3 X Radiators. TV point. Wood effect laminate flooring. Plain plastered walls and ceiling.

Dining Room:

13' 9" x 11' 3" Max (4.19m x 3.43m Max)
Double glazed French doors leading to rear garden. Radiator. Plain plastered walls and ceiling. Wood effect laminate flooring. Telephone point.

Kitchen:

9' 10" x 8' 6" (3.00m x 2.59m)
Fitted kitchen with wall and base level units. Double glazed window to side elevation. 1 1/2 bowl stainless steel sink drainer with mixer tap over. Integrated five ring gas hob with cooker-hood over and integrated electric oven. Splashback tiling. Roll top work-surface. Built in fridge and fridge freezer.

Breakfast Area:

8' 4" x 8' 6" (2.54m x 2.59m)
Double glazed patio door leading to rear garden. Radiator. Double glazed window to side elevation. Roll-top work-surface with base level units. Splashback tiling.

Landing:

Obscured double glazed window to side elevation. Plain plastered walls and ceiling. Carpeted flooring.

Master Bedroom:

14' 1" Into Bay x 12' Max (4.29m Into Bay x 3.66m Max)
Double glazed 1930's bay window to front elevation overlooking the playing fields. Radiator. Carpeted flooring. Picture rail.

Bedroom Two:

13' 8" x 11' 3" Max (4.17m x 3.43m Max)
Double glazed window to rear elevation with garden view. Radiator. Built in cupboard. Carpeted flooring.

Bedroom Three:

7' 9" x 8' (2.36m x 2.44m)
Double glazed window to front elevation with beautiful views of the playing field. Radiator. Plain plastered walls and ceiling. Laminate flooring.

Bathroom

Two obscured double glazed windows to side elevations. Wash hand basin. Low level WC. Corner bath. Shower cubicle with electric shower. Chrome heated towel rail. Marble-effect vinyl flooring. Extractor fan. Access to loft. Built in airing cupboard discretely housing CH boiler.

Detached Garage:

9' 11" x 17' 9" (3.02m x 5.41m)
Garage features both power and lighting. There are dual aspect double glazed windows to both the side and rear elevations and an obscured double glazed door to side elevation allowing access to the garage from the rear garden. There is an electric rolling garage door.

Rear Garden:

From both the French and Patio doors, as you walk out to the rear there is a sizable and newly laid patio area with steps that then lead down to a lawn. There is side access to the garage and secure gated access to the side of the property. The garden hosts a wooden shed to the rear elevation. Washing line and is fully enclosed by fence paneling walled boundaries.



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Crownhill Road, Plymouth

- 1930's SEMI-DETACHED
- GARAGE AND DRIVEWAY
- ENCLOSED REAR GARDEN WITH SIDE ACCESS TO GARAGE
- THREE BEDROOMS WITH THE MASTER FEATURING A BAY WINDOW
- UPSTAIRS BATHROOM WITH BOTH BATH AND SHOWER CUBICLE

Tenure: Freehold EPC Rating: D

offers in excess of

£280,000



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.floorplan.com



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Property Ref:
SBX105665 - 0005

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