



40 Larkham Lane, Plympton, Plymouth, PL7 4PJ

Price £315,000



Nestled in the desirable area of Plympton, this extended three-bedroom semi-detached family home offers a harmonious blend of comfort and modern living. The property provides ample space to both inside and out, making it an ideal choice for growing families.

The home boasts a spacious lounge with feature fireplace and a separate dining room/snug, perfect for both relaxation and entertaining guests.

A modern extended, well-appointed kitchen equipped with contemporary fittings and ample storage and space for washing machine, fridge and freezer and a door provides access to the rear garden.

On the first there are three well-proportioned bedrooms offer comfortable living spaces, all of which have the benefit of fitted wardrobes and there is a modern shower room.

The property has a low maintenance front garden and a drive providing access to the garage. To the rear there is a patio area and steps that rise to a further low Maintenance garden area.

Conveniently located close to local schools and amenities, the home ensures easy access to daily necessities. Proximity to the A38 facilitates straightforward commutes and travel.

This extended semi-detached family home in Plympton combines modern amenities with ample space, making it a perfect setting for family life.

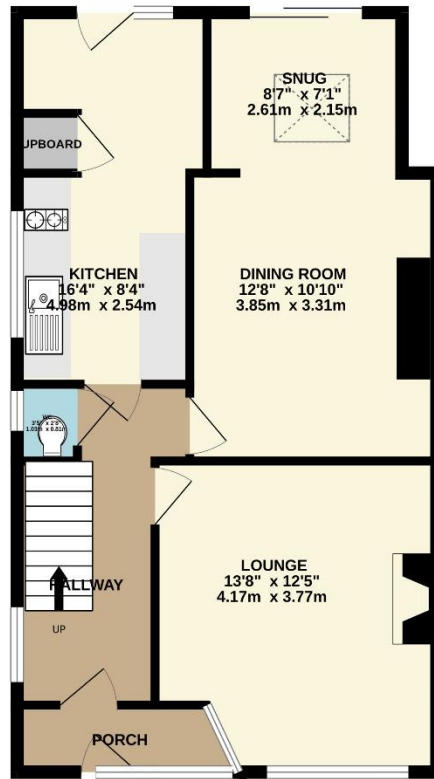
Agents Note: In accordance with the Estate Agents Act (1979), we hereby disclose that the owner of this property is a relation of an employee at Lang Town & Country.



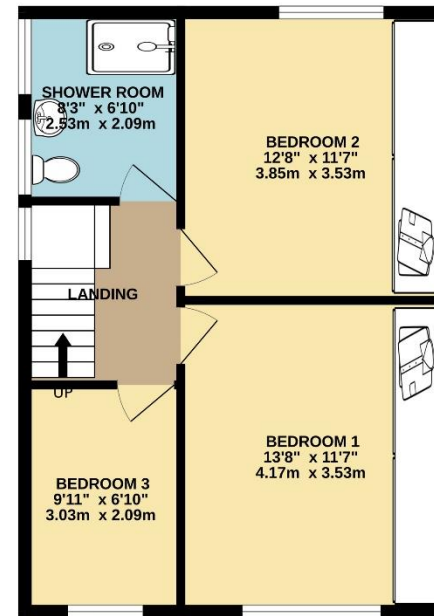
To view this property call Lang Town & Country Estate Agents on **01752 456000**.



GROUND FLOOR
590 sq.ft. (54.8 sq.m.) approx.



1ST FLOOR
485 sq.ft. (45.1 sq.m.) approx.



TOTAL FLOOR AREA: 1075 sq.ft. (99.9 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only.
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