



117 Killerton Lane, Saltram Meadow, Plymouth, Devon, PL9 7FU

Guide Price £280,000



This spacious and extended three-bedroom, three-storey family home situated in Killerton Lane in the sought-after Saltram Meadow development in Plymouth. This modern residence offers versatile living across three floors, ideal for contemporary family life.

On the ground floor you have a generous size lounge that leads into the inner lobby where there is a ground floor WC and stairs leading to the first floor. There is a beautiful, extended open-plan kitchen and dining area with roof lantern that floods the room with natural light, and French doors opening to a private garden with a patio area, perfect for outdoor entertaining.

On the first floor there are two well-proportioned double bedrooms, each offering comfortable living space, a modern family bathroom with a three-piece suite. On the second floor you have an expansive master bedroom suite that has the potential to add an en-suite shower room a purchaser should wish to do so.

To the front of the property there is allocated parking and access to the rear garden. To the side and rear you have a low maintenance garden with a patio seating/BBQ area and an artificial lawn.

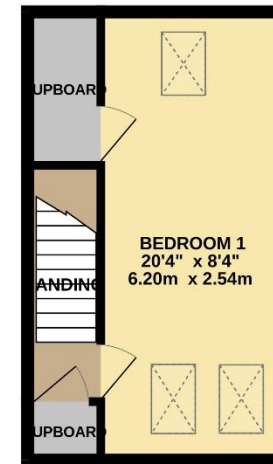
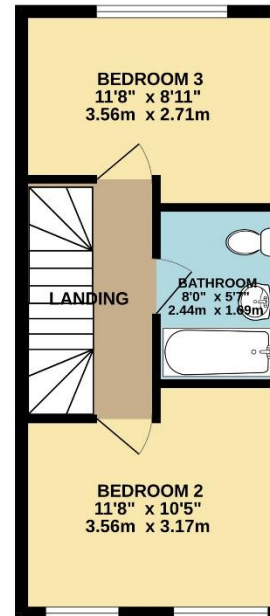
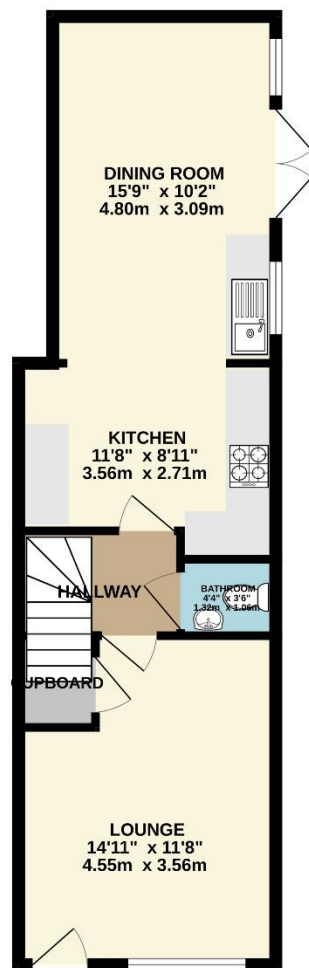


Saltram Meadow is a vibrant community offering a range of amenities, including a new school. Residents can enjoy easy access to The Ride, a scenic riverside path along the River Plym leading to the National Trust's Saltram Estate, ideal for walking and cycling. The development is conveniently located near a Morrisons store and is just a five-minute drive from Plymouth's Broadway shopping centre. Plymouth city centre, less than three miles away, boasts Drake Circus, one of the largest shopping centres in the Southwest. Excellent transport links include regular train services from Plymouth to London, Exeter, and Cornwall, as well as proximity to the A38, connecting to Exeter and the M5. This property represents an exceptional opportunity to acquire a modern, energy-efficient family home in a thriving and well-connected community.

Agents Note: The development is run by a management company and there is a yearly charge for the maintenance and upkeep of the estate. The details of which should be confirmed by your solicitor.

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





TOTAL FLOOR AREA : 1035 sq.ft. (96.2 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
Made with Metropix ©2025



Lang Town & Country
6 The Broadway
Plymstock
Plymouth
PL9 7AU
Tel: 01752 456000
Email: plymstockoffice@langtownandcountry.com

Lang Town & Country endeavour to ensure the accuracy of property details produced and displayed, we have not tested any apparatus, equipment, fixtures, fittings or services and so cannot verify that they are connected, in working order or fit for purpose. A buyer must check the availability of any property and make an appointment to view before embarking on any journey to see a property.

