



Falcon

01752 600444

7 Smallack Close

Crownhill, Plymouth, PL6 5EN

Guide Price £300,000- £325,000





In Brief

Semi- Detached

Reception Rooms Living room - Dining room

Bedrooms 3 Bedrooms

Heating Gas Central heating

Area 982sqft

Tenure Freehold

Parking Drive way - Garage and EV Charging point

Council Tax C

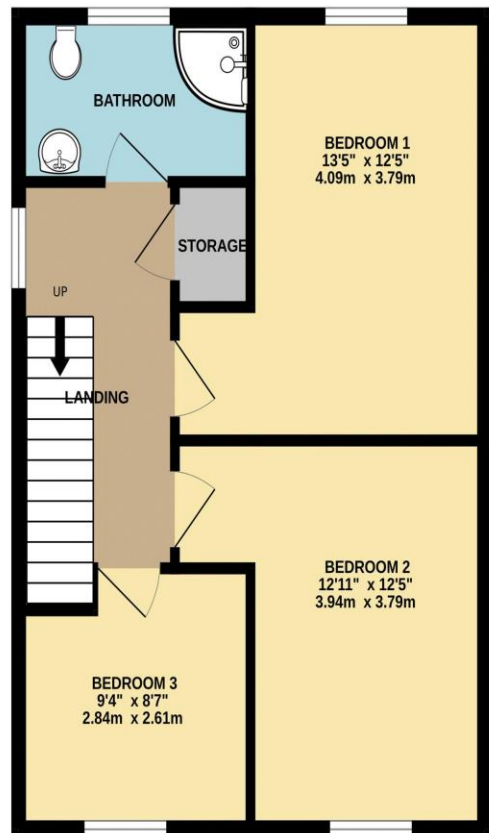
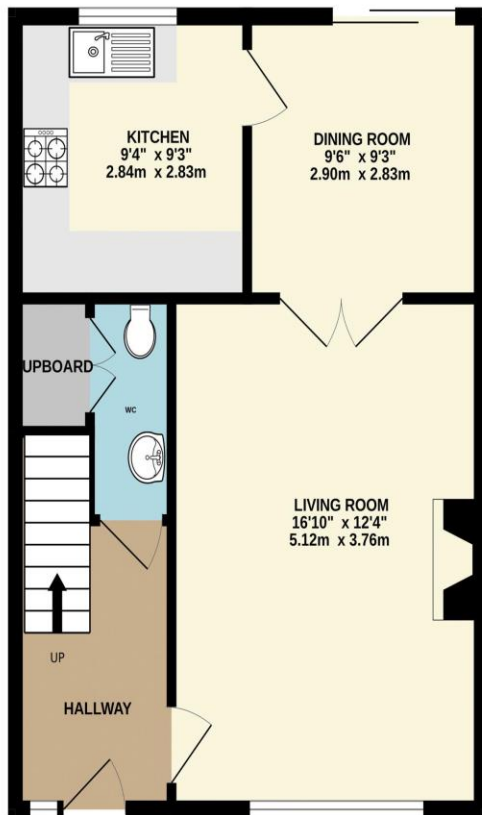
Description

Hidden away in a highly sought-after and private location, this beautifully presented semi-detached family home is offered to the market with no onward chain. Finished to an exceptional standard throughout, the property provides a fantastic blend of style, comfort, and practicality for modern family living. Step inside to find a brand-new kitchen, a welcoming entrance hallway with a cloakroom, and spacious living areas filled with natural light. One of the standout features is the luxurious spa-style shower room, complete with jet and steam settings, integrated music system, and Bluetooth connectivity — your very own at-home retreat. Outside, the property benefits from a garage and driveway parking for three cars, along with an EV charging point. The enclosed rear garden enjoys a sunny southerly aspect and features a decked seating area — perfect for entertaining or relaxing. Additional features include gas central heating, double glazing, and a meticulously maintained interior offering versatile family space throughout. This is a rare opportunity to purchase a move-in-ready home in a peaceful yet convenient location. Early viewing is highly recommended.

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Floor Plans



TOTAL FLOOR AREA : 982 sq.ft. (91.2 sq.m.) approx.
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Your home may be repossessed if you do not keep up repayments on your mortgage.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		82
(69-80) C		
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
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