



## 2 Bronte Place

Manadon, Plymouth, PL5 3DY

£199,950



Mid-terraced house in a cul-de-sac location close to Manadon Vale Primary school with plentiful off-road parking to the front & garden to the rear. Briefly, the accommodation comprises a dining room, open-plan kitchen, dual aspect lounge, 3 bedrooms, bathroom & separate wc. uPVC double-glazing & gas central heating. No onward chain.



## BRONTE PLACE, PLYMOUTH, PL5 3DY

### ACCOMMODATION

Front door opening into the dining room.

### DINING ROOM 12'9 x 8'8 (3.89m x 2.64m)

Ample space for dining table and chairs. Staircase ascending to the first floor. Under-stairs cupboard. Further built-in storage cupboard housing the electric meter and consumer unit. Window to the front elevation. Open-plan access to the kitchen. Doorway through to the lounge.

### LOUNGE 18'3 x 14' (5.56m x 4.27m)

A dual aspect room with windows to the front and rear elevations. Chimney breast with fireplace with a timber surround, polished stone hearth and inset and a 'Living Flame' style gas fire.

### KITCHEN 9'10 x 9'1 (3.00m x 2.77m)

Range of base and wall-mounted cabinets with matching fascias, work surfaces and tiled splash-backs. Stainless-steel single drainer sink unit. White goods, including fridge, washing machine and tumble dryer, included within the sale. Built-in oven with a 4-burner gas hob and a cooker hood above. Wall-mounted Worcester gas boiler concealed by a matching cabinet. Window to the rear elevation. Obscured glazed door leading to outside.

### FIRST FLOOR LANDING

Providing access to the first floor accommodation. Window to the rear elevation.

### BEDROOM ONE 12'4 x 9'10 (3.76m x 3.00m)

Window to the front elevation. Built-in cupboard with slatted shelving. Further built-in wardrobe with hanging rail and shelf.

### BEDROOM TWO 11' x 10'1 (3.35m x 3.07m)

Window to the front elevation.

### BEDROOM THREE 8' x 8' (2.44m x 2.44m)

Window to the rear elevation. Built-in wardrobe with hanging rail and shelf.

### BATHROOM 5'6 x 5'1 (1.68m x 1.55m)

Comprising a bath with an electric shower system over, shower rail and curtain and basin with mixer tap. Chrome towel rail/radiator. Fully-tiled walls. Obscured window to the rear elevation.

### SEPARATE WC

Fitted with a low level flush wc. Wall-mounted bathroom cabinet. Partly-tiled walls. Obscured window to the rear elevation.

### OUTSIDE

Full-width parking leading to the property. Covered canopy over the front door. The rear garden is laid to lawn with some shrubs and is enclosed by timber fencing.

### COUNCIL TAX

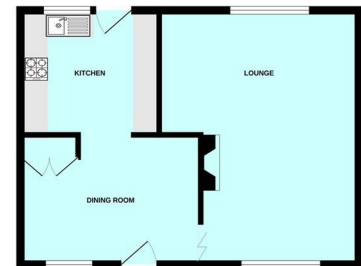
Plymouth City Council  
Council tax band A

## Area Map

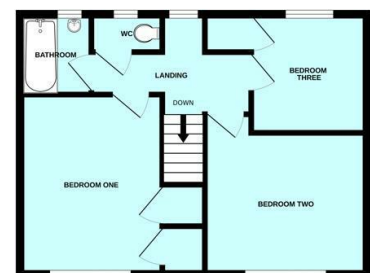


## Floor Plans

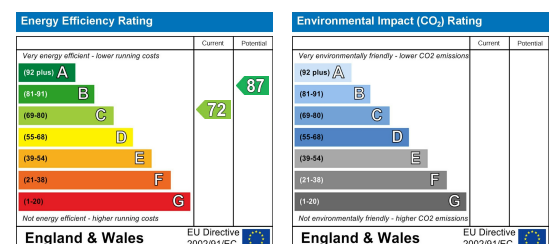
GROUND FLOOR



1ST FLOOR



## Energy Efficiency Graph



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