



## 110 Fleet Street

Keyham, Plymouth, PL2 2BU

£169,950



Spend time in viewing this older-style character terraced property located in Keyham. The accommodation briefly comprises 2 bedrooms on the first floor, whilst on the ground floor is the bay-fronted lounge, kitchen/dining room, utility & ground floor bathroom with separate wc. The property is well-presented throughout & benefits from double-glazing & gas-fired central heating. Externally there is a small courtyard to the rear.



FLEET STREET, KEYHAM PL2 2BU

ACCOMMODATION

Access to the property is gained via the part double-glazed entrance door leading into the entrance porch.

ENTRANCE PORCH

Glazed wooden inner door leading into the lounge.

LOUNGE 14'4" into the bay x 13'4" into recess (4.39 into the bay x 4.08 into recess)

Feature tiled fireplace and hearth with cast iron canopy and basket and a wooden mantel surround. Dwarf cupboard to one alcove. Double-glazed bay window to the front elevation. Part-glazed inner door leading into the kitchen/dining room.

KITCHEN/DINING ROOM 11'7" x 8'11" excl the door recess (3.54 x 2.73 excl the door recess)

Within the kitchen area there is a series of matching eye-level and base units with rolled-edge work surfaces. Inset stainless-steel one-&-a-half bowl single drainer sink unit with mixer tap. 4-ring gas hob with an electric oven beneath and an extractor hood above. Space for fridge-freezer. Double-glazed window to the rear. Door providing access to the stairs rising to the first floor. Part-glazed door opening into the utility.

UTILITY 7'2" x 7'8" (2.20 x 2.35)

Eye-level and base units with work surface and inset sink unit. Space and plumbing for washing machine. Wall-mounted gas boiler. Doorway leading to the separate wc. Obscured double-glazed window and door to the side elevation leading to the courtyard.

SEPARATE WC 4'8" x 2'4" (1.44 x 0.72)

Fitted with a low level toilet. Obscured double-glazed window to the rear elevation.

BATHROOM 7'6" x 4'10" (2.30 x 1.49)

Comprising a panel bath with shower screen, mixer tap, shower unit, spray attachment and canopy with rainfall shower head and a sink unit with a cupboard beneath. Vertical towel rail/radiator. Obscured double-glazed window to the side elevation.

FIRST FLOOR LANDING

Providing access to the bedrooms. Small loft hatch.

BEDROOM ONE 13'4" x 11'8" (4.07 x 3.58)

Double-glazed window to the front elevation. Feature fireplace with wooden mantel, cast iron fireplace and grate. Built-in cupboard to one alcove.

BEDROOM TWO 11'7" x 9'0" to chimney breast (3.55 x 2.75 to chimney breast)

Double-glazed window to the rear elevation. Feature fireplace.

OUTSIDE

At the rear of the property there is a small courtyard area with steps leading down to a gate, which leads to the rear service lane.

COUNCIL TAX

Plymouth City Council  
Council tax band A

SERVICES

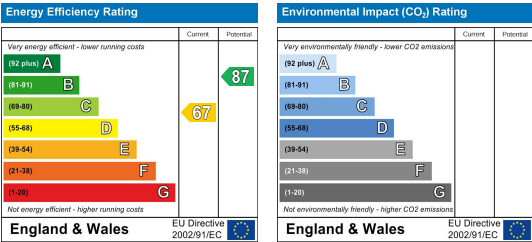
The property is connected to all the mains services: gas, electricity, water and drainage.

Area Map



Floor Plans

Energy Efficiency Graph



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