



31 Taurus Street

Sherford, Plymouth, PL9 8GD

£289,950



Spend time in viewing this delightful end-terraced modern property in Sherford being sold with no onward chain. The accommodation briefly comprises an entrance hall, downstairs cloakroom/wc, good-sized lounge, kitchen/dining room, 3 bedrooms, master ensuite shower room & family bathroom. Good-sized enclosed lawned rear garden, garage & parking. Double-glazing & central heating.



TAURUS STREET, SHERFORD, PL9 8GD

ACCOMMODATION

Access to the property is gained via the solid entrance door leading into the entrance hall.

ENTRANCE HALL 14'7" x 6'10" (4.47 x 2.09)

Doors providing access to the ground floor accommodation. Turning staircase rising to the first floor. Built-in cupboard housing the electric meter and fuse box.

DOWNSTAIRS CLOAKROOM/WC 5'8" x 2'10" (1.75 x 0.87)

Fitted with a low level toilet and pedestal wash basin with a mixer tap. Built-in extractor fan.

LOUNGE 10'9" x 16'1" (3.30 x 4.92)

Double-glazed sash window to the front elevation. Wall-mounted display unit.

KITCHEN/DINING ROOM 18'2" x 10'8" (5.55 x 3.27)

Built-in storage cupboard. uPVC double-glazed double doors and double-glazed windows to the rear elevation. Within the kitchen area there is a series of matching eye-level and base units with rolled-edge work surfaces and matching up-stands. 4-ring gas hob with an extractor hood above. Built-in electric double oven. Inset stainless-steel one-&-a-half bowl single drainer sink unit with mixer tap. Space and plumbing for dishwasher and washing machine. Space for a fridge-freezer.

FIRST FLOOR LANDING

Providing access to the first floor accommodation. Good-sized built-in storage cupboard. Loft hatch. Double-glazed window to the front elevation.

BEDROOM ONE 11'5" x 10'7" (3.48 x 3.24)

Double-glazed windows to the rear elevation Doorway opening into the ensuite shower room.

ENSUITE SHOWER ROOM 6'10" x 4'2" (2.09 x 1.29)

Comprising a good-sized shower cubicle with folding shower screen door, tiled area surround and shower unit with spray attachment, sink unit with mixer tap and a low level toilet. Built-in extractor fan.

BEDROOM TWO 10'9" x 8'5" (3.29 x 2.57)

Double-glazed sash window to the front elevation.

BEDROOM THREE 8'0" x 7'3" (2.45 x 2.21)

Double-glazed window to the rear elevation.

FAMILY BATHROOM 6'10" x 5'6" (2.10 x 1.70)

White modern suite comprising a panel bath with a tiled area surround, pedestal basin and a low level toilet. Built-in extractor.

GARAGE 19'11" x 10'2" (6.08 x 3.12)

Up-&-over door to the front elevation. Very useful eaves storage. Power and lighting.

OUTSIDE

To the front of the property there is a stone area enclosed by railings. A path leads down to a shared access with a separate gate leading through to the rear garden. The rear garden is enclosed by timber fencing and brick-walling. The garden has a paved area laid adjacent to the rear of the property beyond which is a lawned area and from here a path leads up to a top level patio/sitting area. A part double-glazed door leads from the garden into the rear of the garage. There is an additional parking space adjacent to the garage.

COUNCIL TAX

South Hams District Council
Council tax band C

SERVICES

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

AGENT'S NOTE

There is an annual management charge of £164.

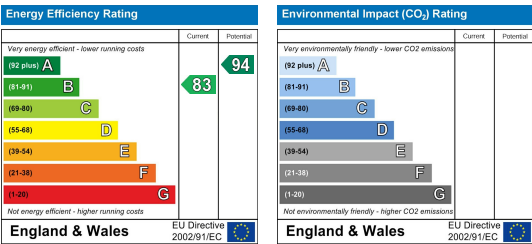
Area Map



Floor Plans



Energy Efficiency Graph



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