



86 Reddicliff Close

Plymstock, Plymouth, PL9 9QJ

£1,200 Per Calendar Month



Available from early May 2025 is this lovely semi-detached family home in a popular Plymstock location. The accommodation briefly comprises a fitted kitchen/dining room, lounge, 3 bedrooms & a modern fitted bathroom. Lovely terraced rear garden with fabulous views. Adjacent garage & parking. Unfurnished & available on a long-term basis.



REDDICLIFF CLOSE, PLYMSTOCK, PL9 9QJ

ACCOMMODATION

Access to the property is gained via the uPVC entrance door leading into the entrance lobby..

ENTRANCE LOBBY

Double-glazed window to the front elevation. Cupboard housing the gas meter. Wood-effect laminate floor. Stairs ascending to the first floor accommodation. Door opening into the lounge.

LOUNGE 16'2" x 12'1" (4.95 x 3.69)

Double-glazed window to the front elevation. Feature wall-mounted electric fire. Useful under-stairs storage cupboard. Doorway leading into the kitchen/dining room.

KITCHEN/DINING ROOM 15'7" x 8'7" incl kitchen units (4.77 x 2.64 incl kitchen units)

Series of white high gloss matching eye-level and base units with blackened rolled-edge work surfaces and tiled splash-backs. Stainless-steel one-&-a-half bowl single drainer sink unit with mixer tap. Dual-fuel gas an electric free-standing cooker which will be included in the tenancy. Built-in extractor fan. Wall-mounted gas boiler. Double-glazed window to the side elevation. French-style double doors and an additional single door leading out to the decked area of the rear garden. Please note that the under-counter fridge and the washing machine in situ may well be gifted to any suitable tenants if so desired.

FIRST FLOOR LANDING

Double-glazed window to the side elevation. Doors providing access to the first floor accommodation.

OUTSIDE

At the front of the property is a sloped lawned area of garden with steps rising to the entrance. Adjacent to the front door is a side gate providing access to a side concrete and patio area with timber shed. This in turn leads to a decked area adjacent to the rear of the property and steps rising to a further patioed middle section. Further steps rising to 2 decked areas, one of which housing the aluminium-framed greenhouse. On the top section there is a further decked sitting area with summer house and from here there are lovely uninterrupted panoramic views over rooftops towards Plymouth City Centre. The garage is located across the road and is the one with the red garage door and there is parking next to the garage with the black garage door.

BATHROOM 7'5" x 5'5" (2.28 x 1.67)

Modern white suite including a low level toilet with boxed-in cistern, sink unit with vanity cupboard beneath and a panel bath with mixer tap. Tiled walls. Obscured double-glazed window to the rear elevation.

BEDROOM TWO 10'7" x 9'6" (3.25 x 2.92)

Double-glazed window to the rear elevation. Please note that the free-standing wardrobe which is situated in the bedroom may be gifted to the suitable tenant if so desired.

BEDROOM ONE 12'5" to wardrobe face x 8'10" (3.79 to wardrobe face x 2.71)

Double-glazed window to the front elevation. Along one wall are a range of full-length wardrobes providing storage and hanging.

BEDROOM THREE 8'7" x 6'6" (2.64 x 2)

Double-glazed window to the front elevation.

COUNCIL TAX

Plymouth City Council
Council tax band C

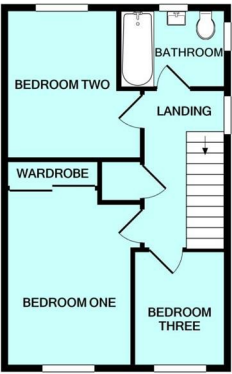
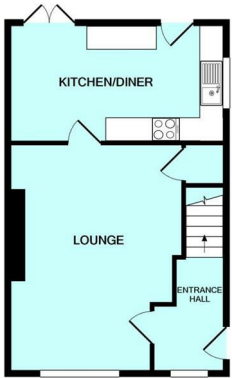
Rental holding deposit

The agent may require a holding deposit equivalent to a week's rent in order to secure the property. This amount would then be deducted from the 1st month's rent.

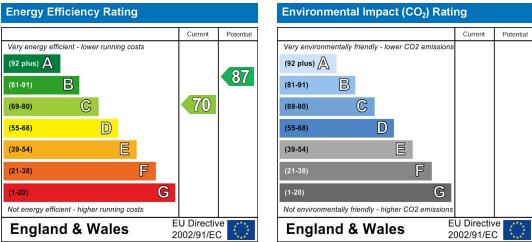
Area Map



Floor Plans



Energy Efficiency Graph



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