



Falcon

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18 Priory Road

Lower Compton, Plymouth, PL3 5EW

Guide Price £375,000 - £400,000





In Brief

Impressive Period Home, 4 Double Bedrooms, 2 bathrooms, Garden & Off-Road Parking

Reception Rooms Lovely living room with separate dining room

Bedrooms 4 fabulous double bedrooms, 2 bathrooms

Heating Gas central heating

Area 2539 sq ft sq ft

Tenure Freehold

Parking Parking to the rear

Council Tax B

Description

Occupying a prominent position in the heart of the ever-popular Lower Compton village, close to Compton C of E Primary School, this substantial four double bedroom period home is believed to have originally been one of the area's former shop houses, giving it an impressive footprint and making it one of the largest properties in the locality. Beautifully presented throughout, the home effortlessly combines period character with stylish contemporary living. The elegant living room and separate dining room are perfect for entertaining, while the superb kitchen/breakfast room boasts sleek fitted units, integrated appliances, a breakfast bar and double doors opening onto the sunny south-east facing decked garden. Downstairs w/c. The lower ground floor provides two versatile basement rooms, currently used as a music room/hobby space and a practical utility room. Over the upper floors are four generous double bedrooms, complemented by a stunning family bathroom featuring a freestanding bath and walk-in shower, plus a second modern bathroom serving the top floor. Outside, the private landscaped garden is ideal for relaxing and entertaining, while the rare bonus of secure off-road parking for two vehicles sits behind a double roller door. With gas central heating, uPVC double glazing and excellent access to the city centre, well-regarded schools and local amenities, this is a truly exceptional family home offering style, space and versatility in one of Plymouth's most desirable neighbourhoods.

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Floor Plans

Approximate Gross Internal Area 2539 sq ft - 236 sq m

Lower Ground Floor Area 380 sq ft – 35 sq m

Ground Floor Area 899 sq ft – 84 sq m

First Floor Area 778 sq ft – 72 sq m

Second Floor Area 482 sq ft – 45 sq m



Lower Ground Floor

Ground Floor

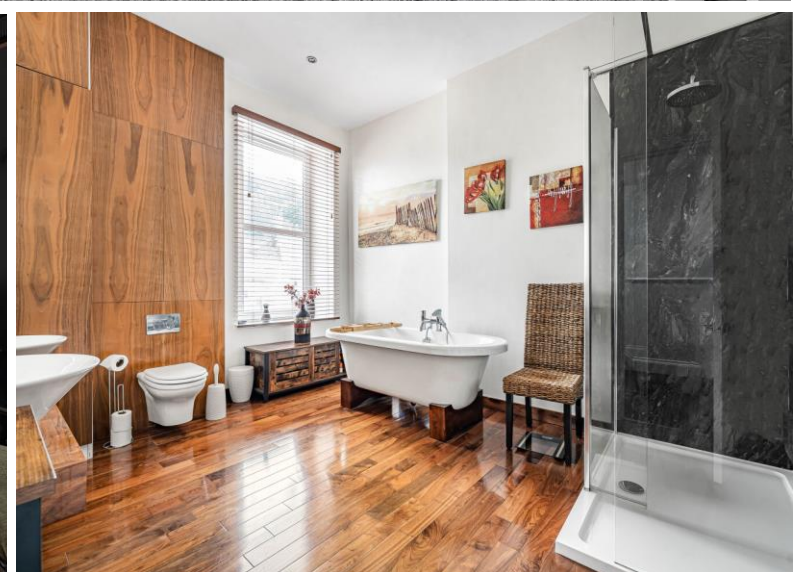
First Floor

Second Floor



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