Falcon

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8 Boringdon Hill

Plympton, Plymouth, PL7 4DL

Guide Price £260,000 - £270,000







In Brief

Stylish Corner Plot Home with Newly Fitted Kitchen, Gardens, Driveway & Garage

Reception Rooms	Large open plan Living room / Dining Room
Bedrooms	Three bedrooms
Heating	Gas central heating
Area	718 sq ft
Tenure	Freehold
Parking	Drive and GARAGE
Council Tax	C

Description

Situated on an attractive corner plot in the popular Colebrook area of Plympton, at the foot of Boringdon Hill, is this well-presented three-bedroom semi-detached family home. Offering well-proportioned accommodation together with excellent gardens, driveway and garage, this is a home with plenty to recommend it. The ground floor features a welcoming entrance porch leading into a spacious lounge/diner, with a feature gas fireplace and two front-facing windows creating a bright and comfortable living space. The dining area enjoys French doors opening directly onto the rear garden, while a serving hatch provides a useful connection to the separate kitchen. The stylish newly fitted kitchen is finished with contemporary units and worktops, integrated double oven and grill and inset hob, together with space for further appliances and a door providing side access. Upstairs are two generous double bedrooms, with the principal bedroom benefiting from fitted wardrobes, plus a useful third bedroom and a family bathroom with bath and mains shower. Outside, the corner plot provides front, side and rear gardens, with areas of lawn, established planting and a particularly attractive tucked-away patio seating area. The side and rear gardens are newly fenced, creating a private and enclosed setting. A gated driveway leads to the single garage, providing valuable off-road parking and storage. A lovely family home in a popular Plympton location close to some highly regarded schools.

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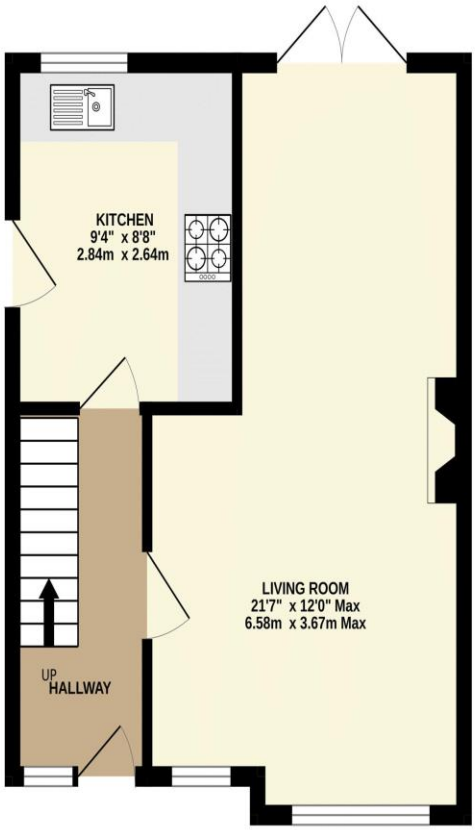
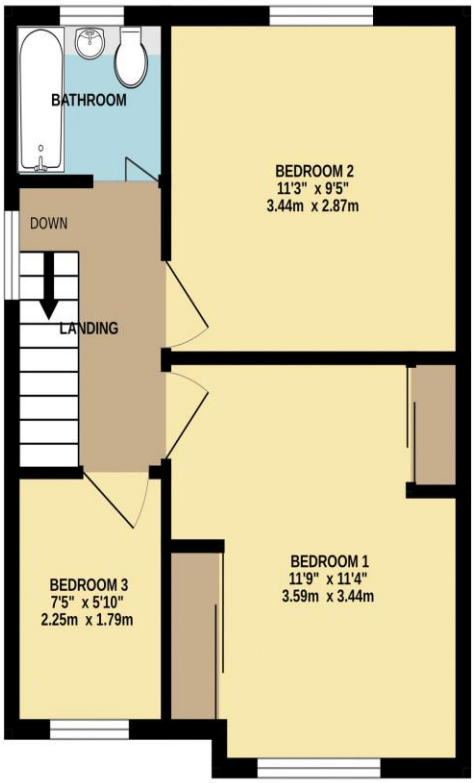
Floor Plans

GROUND FLOOR
356 sq.ft. (33.1 sq.m.) approx.



1ST FLOOR
362 sq.ft. (33.6 sq.m.) approx.



TOTAL FLOOR AREA : 718 sq.ft. (66.7 sq.m.) approx.

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