

13 Fore Street, Plympton St Maurice, Plymouth, Devon, PL7 1LZ

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Price £285,000

This delightful and deceptively spacious characterful cottage, situated in the highly desirable and historic St Maurice area of Plympton. The property occupies an enviable position to the side of Fore Street, this charming home is arranged over three floors and offers versatile and well-proportioned accommodation, together with an extensive south-facing rear garden.

The property retains a wealth of character features throughout, creating a lovely blend of period charm and practical modern living. On the entrance level, the accommodation comprises a welcoming lounge, separate dining room and a well-appointed kitchen. The lower ground floor provides particularly versatile space, with a generous bedroom/reception room enjoying French doors opening directly onto the rear garden. This level also benefits from a useful utility room and a four-piece family bathroom suite.

To the first floor are two further double bedrooms, with the principal bedroom enjoying the added benefit of an en-suite shower room. The layout provides excellent flexibility and could readily suit a family, those requiring additional reception or working space, or buyers simply looking for a character home with plenty of room to adapt to their individual requirements.

One of the property's particular features is the extensive south-facing rear garden. Offering a good degree of privacy and an excellent level of outdoor space, the garden is a wonderful addition to the property and provides plenty of room for entertaining, relaxing and gardening. There is a new glass balcony off the kitchen which is a great place to enjoy meals and provides a fantastic and extensive view over the surrounding trees, quite extraordinary in an urban setting. The private patio is also a great entertainment area. The direct access from the lower ground floor, and the entrance level further enhances the connection between the house and garden.
Located within the much sought-after St Maurice area, Fore Street is surrounded by the character and charm for which this historic part of Plympton is renowned, whilst being conveniently positioned for local amenities, schools and transport links.

A charming and individual home offering spacious and highly versatile accommodation arranged over three floors, together with an exceptional south-facing garden, 13 Fore Street is a property that needs to be viewed to be fully appreciated. Being offered to the market with no onward chain.

To view this property call Lang Town & Country Estate Agents on 01752 456000.



















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Approx Gross Internal Area
104 sq m / 1118 sq ft



Lower Floor
Approx 36 sq m / 386 sq ft

Ground Floor
Approx 38 sq m / 407 sq ft

First Floor
Approx 30 sq m / 325 sq ft

Denotes head height below 1.5m

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

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