



10 TILLARD CLOSE, PLYMPTON

PLYMOUTH, PL7 2YT

GUIDE £135,000
LEASEHOLD

Located in Chaddlewood close to local shops and bus routes is this very well presented ground floor flat with its own private garden. The flat comprises of lounge/diner, modern kitchen, bathroom and double bedroom. The property is double glazed, has central heating and allocated parking. Offered with no onward chain, a viewing is highly recommended.



10 TILLARD CLOSE

- Ground Floor Flat
- 1 Bedroom with Fitted Wardrobes
- Lounge/Diner, Kitchen and Bathroom
- Gas Central Heating and Double Glazing
- Allocated Parking and Private Garden
- No Onward chain



Entrance:

uPVC framed door into:

Porch:

Wall mounted fuse box. Door to:

Lounge/Diner: 5.61m x 3.52m narrowing to 3.61m x 1.73m (18'4" x 11'6" narrowing to 11'10" x 5'8")

Feature fire surround. Radiator and window to the rear. Door to inner hallway and doorway to:

Kitchen: 3.93m x 1.73m (12'10" x 5'8")

Range of white gloss fronted base and wall units with roll edge work surfaces over and tiled splashbacks. Bowl and a half sink unit, built in electric hob and oven. Wall mounted combination boiler for the central heating and hot water systems. Space for fridge/freezer and washing machine. Door and window to the rear.

Hallway:

Storage cupboard and doors to:

Bathroom:

Bath with shower over, low level wc and wash hand basin. Extractor and radiator.

Bedroom: 2.93m x 2.87m (plus door recess) (9'7" x 9'4" (plus door recess))

Built in wardrobe and storage cupboard. Radiator and window to the rear.

Outside:

To the rear of the flat is a private garden area that is fenced to three sides. An open space for a gate leads to a small pathway that leads to the parking area.

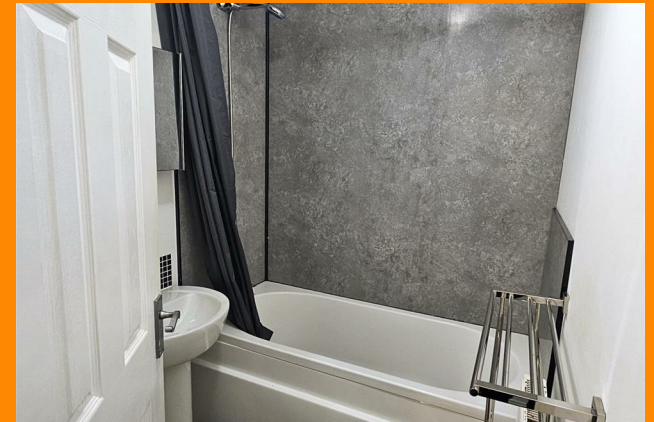
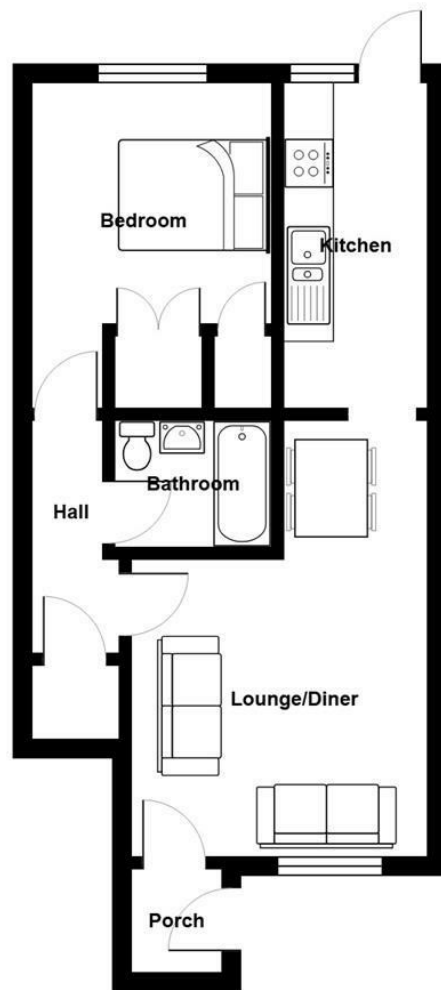
Parking:

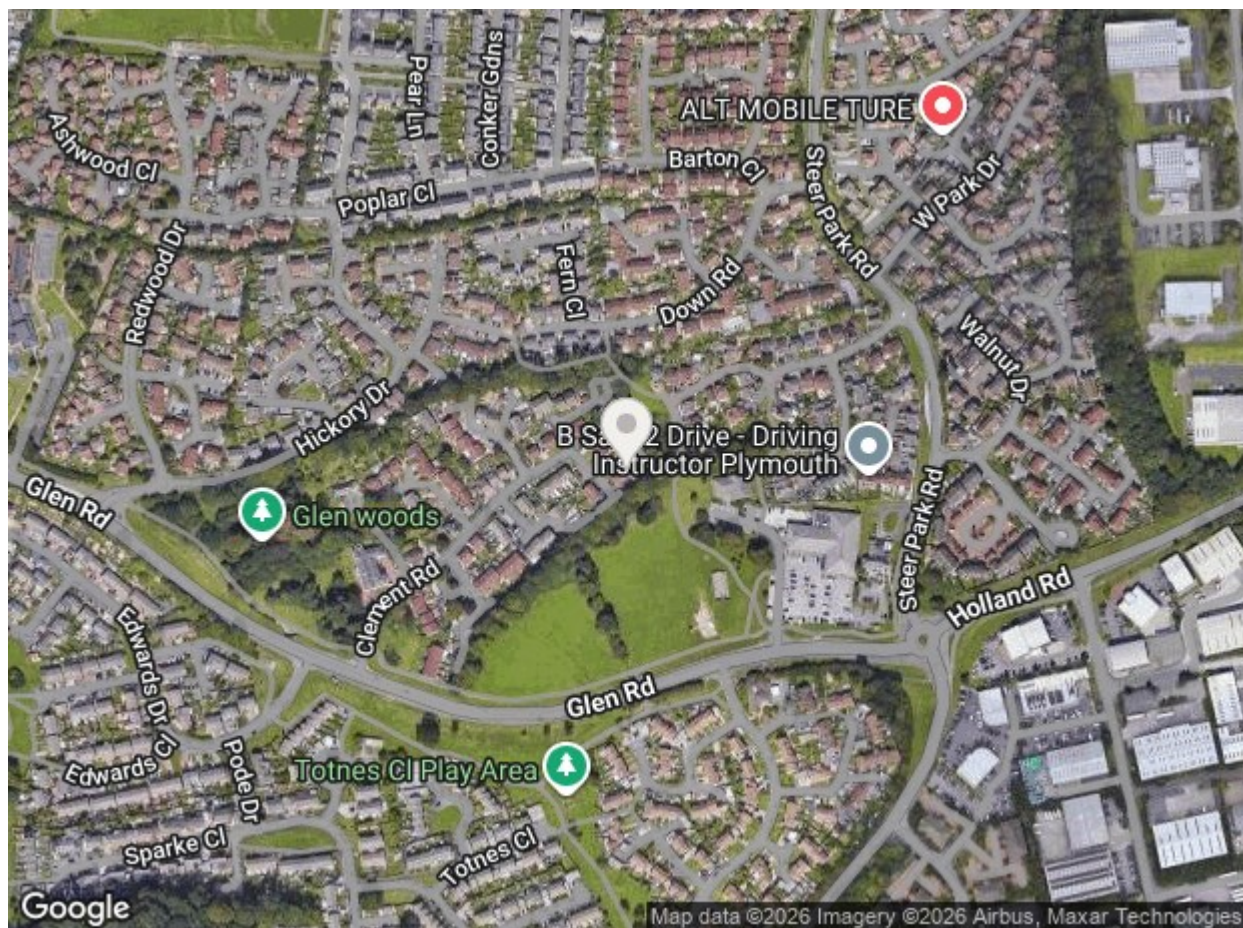
One allocated space.

Useful Information:

Leasehold - 999 year lease from 1st Jan 1980 - Ground Rent - Peppercorn
Council Tax Band - A - £1,627.90

10 TILLARD CLOSE





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	74
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

Moving On Estate Agents
12 Colebrook Road
Plympton
Plymouth
PL7 4AA

01752 340666
enquiries@movingonestateagents.co.uk
<https://www.movingonestateagents.co.uk>

