



**76 Seymour Road, Mannamead,  
Plymouth, PL3 5AZ  
Offers Over £315,000**

  
MILLINGTON TUNNICLIFF

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Road,  
Mannamead,  
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5AZ**



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#### FLOORPLAN



## Offers Over £315,000

#### SUMMARY

**PLANNING PERMISSION TO EXTEND** This deceptively spacious 3 bedroom semi-detached house is situated in a highly sought-after location, offering convenient access to reputable local schools, Mutley Plain, and the City Centre. Enjoying an elevated position, the property boasts a southerly-facing garden complemented by a raised decked balcony, providing panoramic views across the city. The well-proportioned accommodation comprises an entrance hallway, a comfortable lounge, a separate dining room, a fitted kitchen, and a convenient downstairs WC. Upstairs, you'll find three generously sized bedrooms and a modern family bathroom. Additional features include a garage with an integrated workshop beneath, a basement for extra storage, and a driveway providing off-road parking. This property offers a harmonious blend of spacious living and desirable location, making it an ideal family home. EPC D56.

Spacious & Versatile Three Bedroom Semi Detached Home | Family Bathroom & Downstairs WC | Southerly Facing Gardens & Raised Decking Area | Garage With Workshop Underneath | Double Glazing & Air Source Heat Pump | Lounge & Separate Dining Room | Well Maintained Interior | Convenient & Popular Location | Elevated Position With Elevated Panoramic Views | Planning Permission For Extension To Rear & Side