

Connells

Whitleigh Cottages Whitleigh Avenue
Plymouth

Whitleigh Cottages Whitleigh Avenue Plymouth PL5 3AT

for sale
£185,000







Property Description

We are delighted to introduce this two bedroom mid-terrace family home to the market, situated in a popular residential location. Benefiting from two double bedrooms, lounge, kitchen, bathroom, enclosed south-facing rear courtyard and easy on-street parking.

Located in the sought-after location of Crownhill, close to host of local amenities such as shops and restaurants, local parks, well-regarded schools and provides easy access to the A38 and main transport links.

As you enter this home, you are welcomed with a spacious bright and airy lounge with a beautiful feature fireplace and double patio doors leading to the enclosed rear courtyard, followed by the kitchen with modern matching wall and base units. Ample storage space can also be found throughout this floor.

On the first floor, you will find two good-sized double bedrooms with the primary bedroom benefiting from built-in wardrobes with mirrored sliding doors and completing this home, you will find a recently modernised family bathroom comprising walk-in shower, whirlpool bath, hand basin and W.C.

Externally, this property offers an enclosed south-facing rear courtyard, creating the perfect space for enjoying in the summer months, and easy on-street parking to the front.

This property is an attractive opportunity for a first-time buyer or growing family, appealing to a wide range of buyers.

EARLY VIEWINGS ADVISED!

Ground Floor

Lounge

15' 5" maximum x 11' 11" maximum (4.70m maximum x 3.63m maximum)

Kitchen

7' 9" maximum x 7' 7" maximum (2.36m maximum x 2.31m maximum)

First Floor

Bedroom One

10' 3" maximum x 7' 11" maximum (3.12m maximum x 2.41m maximum)

Bedroom Two

8' 8" maximum x 7' 1" maximum (2.64m maximum x 2.16m maximum)

Bathroom

7' 11" x 7' 9" (2.41m x 2.36m)

Agents Note;

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







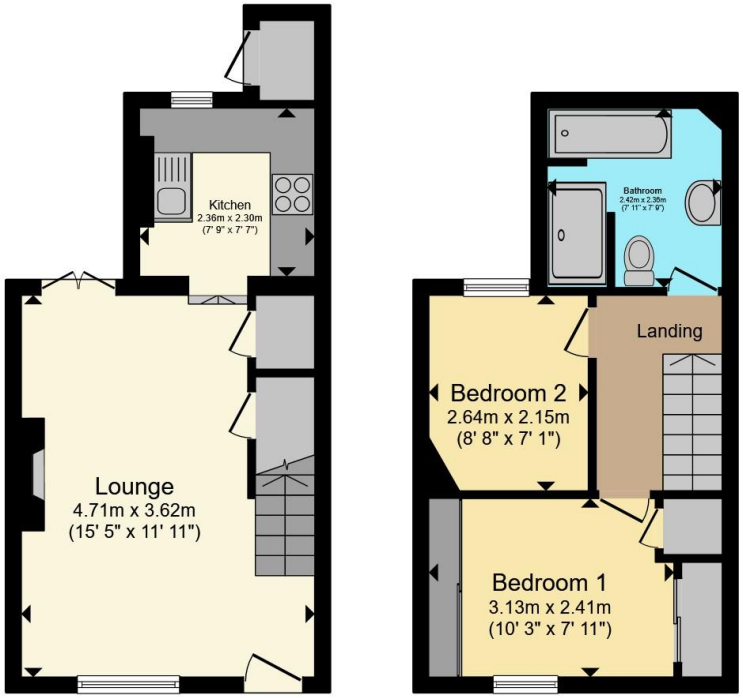









KATSEYE



Total floor area 53.5 m² (575 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

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32 Mannamead Road
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EPC Rating: D

Council Tax Band: B

Tenure: Freehold

view this property online connells.co.uk/Property/PLH314061

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.