



**7 WALNUT DRIVE**  
CHADDEWOOD, PLYMPTON, PL7 2ZD

**OFFERS OVER : £210,000**  
**FREEHOLD**

Offered with no onward chain, situated in the Chaddlewood area of Plympton close to shops and on bus routes is this three bedroom mid terrace home. Recently redecorated throughout with lounge, kitchen/diner, three bedrooms and a bathroom. Benefitting from double glazing, rear garden and two allocated parking spaces. A viewing is highly advised.



# 7 WALNUT DRIVE

- Mid Terrace House
- Three Bedrooms
- Kitchen/Diner
- Two Allocated Spaces
- Rear Garden
- No Onward Chain



## Entrance:

via uPVC double glazed door into:

## Porch:

Double doors to storage cupboard and door into:

Lounge: 4.46m x 4.02 max (14'7" x 13'2" max)

uPVC double glazed window to the front, electric heater and feature fireplace with inset electric fire. door to:

Dining Area: 4.11m x 2.68m (13'5" x 8'9" )

uPVC double glazed window and door to the rear, stairs to first floor and opening to:

Kitchen: 3.04m x 1.80m (9'11" x 5'10" )

uPVC double glazed window to the rear. Floor and wall mounted matching units with roll edge worktops and tiling to splash back areas. Bowl and a half drainer sink unit and spaces for cooker, washing machine and fridge/freezer.

## First Floor Landing:

Door to upstairs rooms and access to loft.

Bedroom 1: 3.44m x 2.60m (11'3" x 8'6")

uPVC double glazed window to the rear, wall mounted heater and door to fitted wardrobes.

Bedroom 2: 2.96m x 1.90m (9'8" x 6'2")

uPVC double glazed window to the front and door to storage cupboard.

Bedroom 3: 2.61m x 1.96m (8'6" x 6'5" )

uPVC box bay window to the front.

## Bathroom:

uPVC obscure double glazed window to the rear. Suite comprising panelled bath, pedestal wash hand basin and low flush W.C. Tiling to splash back areas.

## Outside:

To the rear is an enclosed garden with some decking and a path leading to a gate giving access to the rear.

## Addition Information

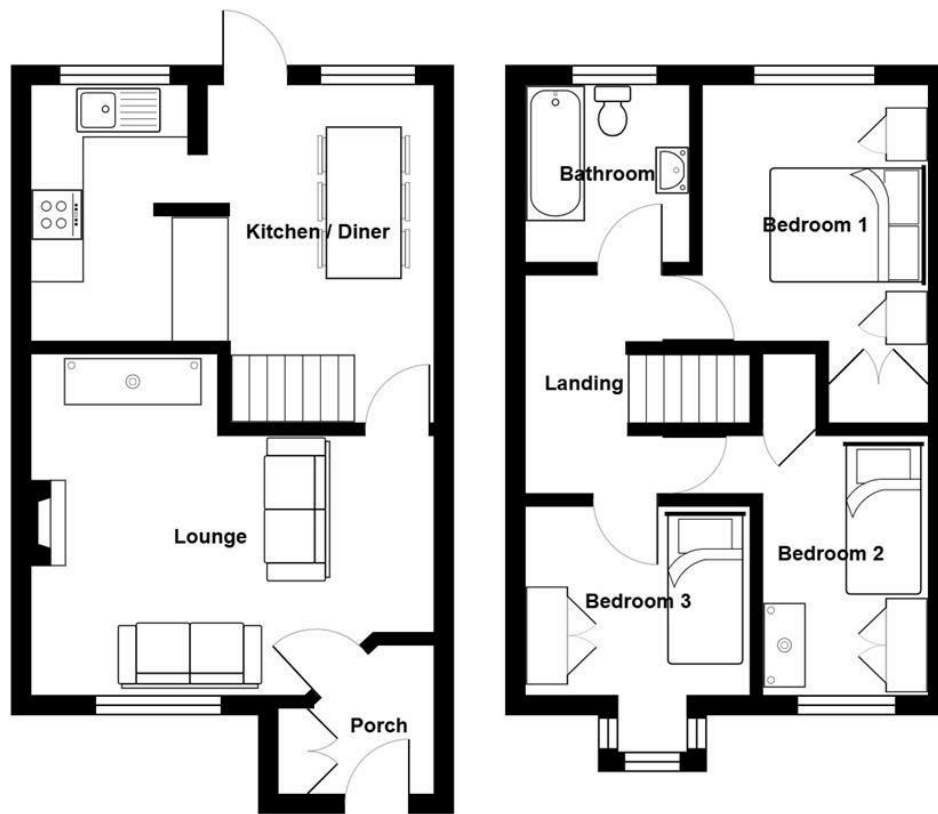
Construction - Standard

Parking - 2 Allocated Spaces

Council Tax - C = £2170.53

No Onward Chain


# 7 WALNUT DRIVE



Total Area: 70.2 m<sup>2</sup> ... 756 ft<sup>2</sup>





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>89</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	<b>53</b>	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	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>

