



42 Valletort Road, Stoke, Plymouth, PL1 5PN



# Price £550,000



Lang Town and Country are delighted to offer to the market this impressive and substantial semi-detached villa which is set on a sought-after, tree-lined street in Stoke, offering a rare blend of space, flexibility, and character. The location offers plenty of nearby green open spaces as well as walking distance to Plymouth Train Station and the Royal William Yard with all its eateries and leisure amenities is only a short drive away.

Arranged over three floors, the accommodation is both generous and versatile, perfectly suited to multi-generational living or, with some reconfiguration, could be transformed into a wonderful family home.

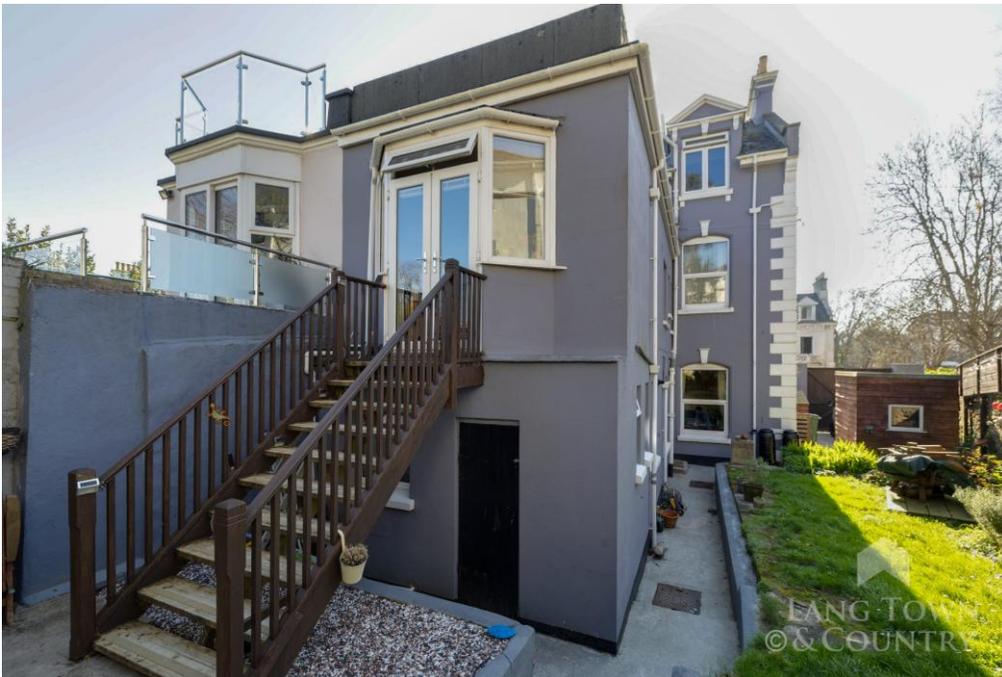
On the ground floor, the property welcomes you with a central hallway leading through to a well-proportioned lounge and separate dining room, ideal for both everyday living and entertaining. To the rear, there is a separate study or alternative ground floor bedroom and the accommodation leads through to a useful utility room and wet room with separate WC. There is access to the garden from both the ground floor and first floor.

The first floor continues to impress, with two substantial bedrooms complemented by a family bathroom although the large front room is currently being utilised as a lounge. A further kitchen/dining space on this level enhances the property's adaptability, lending itself perfectly to independent living arrangements if desired. There are French doors with steps that lead down to the garden.

On the second floor, an additional two bedrooms are thoughtfully arranged alongside a shower room, offering privacy and flexibility for larger families or guests. The layout across all three levels provides a wealth of options, whether accommodating extended family or redesigning to suit a more traditional layout.

Externally, the property benefits from an enclosed rear garden, offering a private outdoor retreat with a patio area for summer BBQing or al fresco dining, while a roof terrace provides an elevated space to relax or entertain with spectacular views towards the City Centre, Plymouth Sound and across to South West Devon. To the front, driveway parking adds everyday convenience, whilst there is an additional parking area behind lockable gates to ensure there is ample private parking for any growing family.

Combining scale, versatility, and a prime location, this is a truly unique home with exceptional potential to tailor to a variety of lifestyles.



To view this property call Lang Town & Country Estate Agents on **01752 256000**.

[www.langtownandcountry.com](http://www.langtownandcountry.com)





TOTAL FLOOR AREA : 2491 sq.ft. (231.4 sq.m.) approx.

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