2B MOORLAND ROAD, PLYMPTON

PLYMOUTH, PL7 2BH

£159,950
LEASEHOLD

A very well presented first floor flat on two levels overlooking the Ridgeway. The flat benefits from having all the local conveniences the Ridgeway offers and comprises of 2 double bedrooms, lounge/diner, kitchen/breakfast room and shower room. The property has its own garden and allocated parking space. Offered with no onward chain, an early viewing is highly recommended.

MOVING ON
estate agents
the property specialists

2B MOORLAND ROAD

- First Floor Flat by the Ridgeway
- 2 Double Bedrooms and Shower Room
- Lounge/Diner, Kitchen/Breakfast Room
- GCH, Double Glazing
- Private Garden and Allocated Parking

Entrance Hall

Door to

Hallway:

Doors to:

Kitchen/Breakfast Room 3.17m x 2.82m (10'4" x 9'3")

Range of wall and base units with work surfaces over and sink unit. Built in oven and hob Spaces for washing machine and fridge/freezer. Window to he rear, wall mounted combi boiler supply central heating and hot water systems.

Shower Room:

Double shower with glazed door, vanish wash hand basin and low level wc with recessed cistern. Towel radiator and window to the side.

Main landing:

Stairs to next floor. Doors off to:

Lounge/Diner: 5.25m x 4.04m (17'2" x 13'3")

Two radiators, three windows to the front elevation and feature fire surround.

Bedroom 1: 3.81m x 3.69m (12'5" x 12'1")

Radiator and window to the rear.

2nd Landing:

Storage cupboard. Door to

Bedroom 2: 5.3m x 3.9m (17'4" x 12'9")

(L Shaped - longest points) Restricted head height to the side of the room. Velux style window to the rear.

Outiside:

The property has its owned private garden. It is currently gravelled. Access to the parking is obtained via a gate.

Parking:

Single allocated space accessed from Moorland Road.

Useful Information:

Leasehold - 125 Years from 1st July 2004

Council - PCC

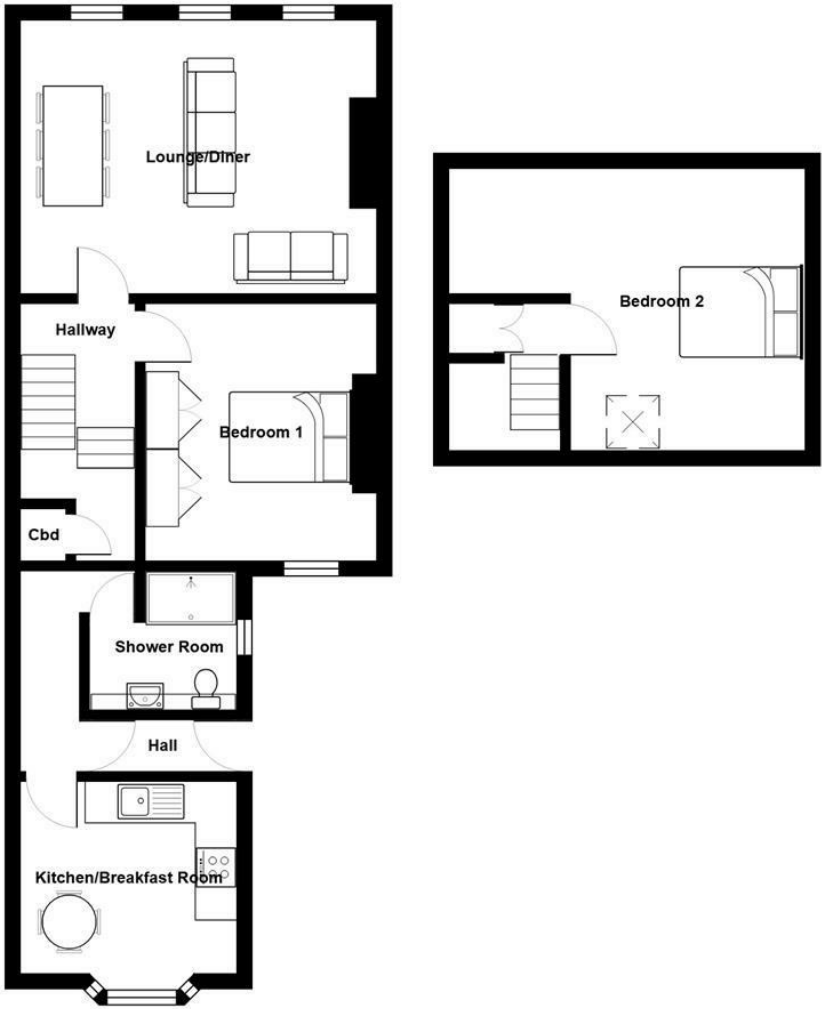
Council Tax Band - A (£1550.28 25/26)

Parking: Allocated Space

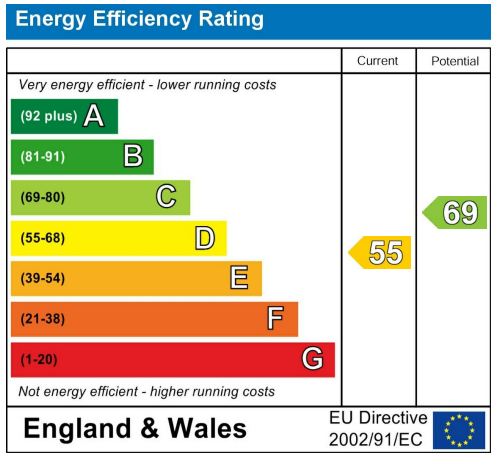
Ground Rent - £50pa

Management Fee £90 per Quarter

Buildings Insurance - £291pa



2B MOORLAND ROAD



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

MOVING ON estate agents
the property specialists