



10 Madden Road,
Devonport, Plymouth, PL1 4NE

Guide Price £130,000



Situated within a popular residential area with an excellent range of local facilities including various shops/stores, good schooling, Public Houses, various parks, adjacent to Plymouth Albion rugby ground and regular public transport into the City Centre.

This ground floor three-bedroom maisonette has spacious accommodation throughout and briefly comprises of an entrance hall with cloakroom/WC kitchen/diner, a sitting room giving direct access to the rear low maintenance patio area.

On the first floor, there are three bedrooms and a shower room.

The property is being sold with no onward chain, requires a degree of modernisation, has double glazing, night storage heating on the ground floor and electric wall panel heaters on the first floor.

There is a garage in a block located close to the property.

GROUND FLOOR

KITCHEN/BREAKFAST ROOM 10' 8" x 15' 4" (3.25m x 4.67m)

LOUNGE/DINER 16' 7" x 11' 8" (5.05m x 3.56m)

FIRST FLOOR

BEDROOM 10' 8" x 14' 10" (3.25m x 4.52m)

BEDROOM 8' 8" x 12' 3" (2.64m x 3.73m)

BEDROOM 7' 7" x 9' 4" (2.31m x 2.84m)

SHOWER ROOM

LEASE INFORMATION

We understand the apartment is held on Lease with 971 years remaining and subject to a service charge of approximately £900.00 per year and an annual ground rent of approximately £10.00. The above information is provided in good faith although we would recommend that prospective purchasers consult their own solicitor for formal verification.

PROPERTY INFORMATION

Tenure: Leasehold

Local Authority: Plymouth City Council

Council Tax: Band A

EPC Rating:

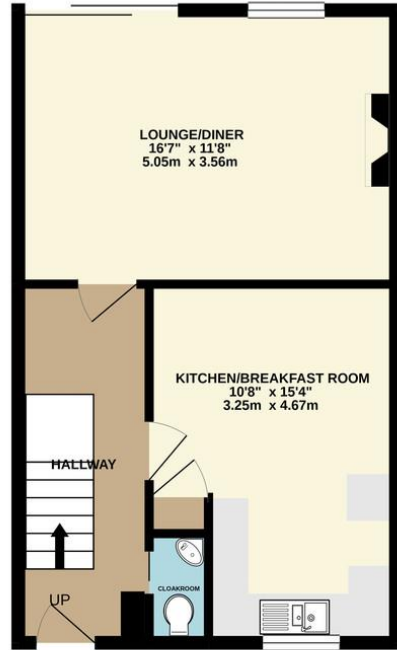
Postcode code for sat nav: PL1 4NE



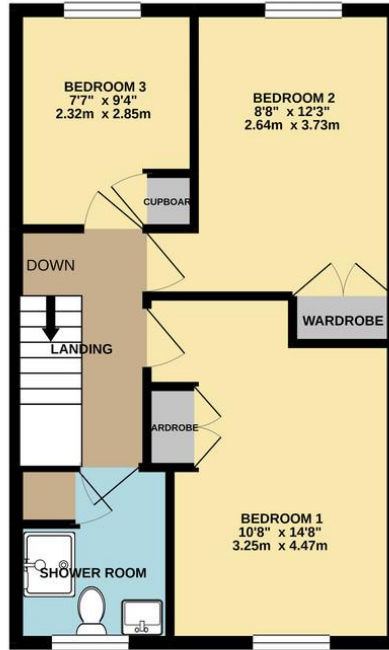
To view this property call Lang Town & Country Estate Agents on **01752 256000**



GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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