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Kirkwall Road
Plymouth



Property Description

This well-presented two-bedroom home offers modern accommodation with neutral decor throughout, ideal for comfortable everyday living.

The property opens into a bright and spacious living room featuring an attractive fireplace and patio doors leading directly to the rear garden, creating a light and welcoming space.

The modern fitted kitchen features sleek cabinetry and a marble-effect splashback, complemented by an integrated oven and grill, gas hob, extractor hood, integrated washer/dryer, and integrated dishwasher, with ample worktop and storage space for practical daily use.

Upstairs are two well-proportioned bedrooms, with the main bedroom benefiting from fitted mirrored wardrobes, along with a versatile home office or study offering extensive built-in storage.

The contemporary bathroom is finished to a high standard with a large walk-in shower and modern vanity unit.

Outside, the private rear garden is well landscaped, featuring a paved patio, neatly maintained lawn, raised decked seating areas, and a garden shed/summerhouse with glazed double doors.

Overall, this is an attractive and well-maintained home with flexible living space and excellent outdoor areas, suitable for a range of buyers.

Front Of House

A neatly maintained front garden sits between

the property and the pavement. The garden includes:

A straight concrete pathway leading from the pavement to the front door

Trimmed hedging forming a low boundary to the front

A variety of established shrubs and plants,

Hallway

Upon entrance, stair leading to first floor. Door leading to kitchen and a door to the right leading to the lounge.

Lounge

15' 10" x 10' 6" (4.83m x 3.20m)

Double glazing window to the front elevation. White radiator. At the far end is a set of white-framed double glazing French doors with full-length glass panes leading to the rear garden. The fireplace is a white-painted, traditional-style surround integrated into the left-hand wall of the living room.

Kitchen

16' 2" x 13' 8" (4.93m x 4.17m)

A range of matching wall and base units with worktops above. Double glazing window to the front elevation. The oven is a tall, stainless steel, built-in unit housed within a full-height cabinet. The cooker consists of a gas hob set into the countertop to the left of the ovens.

The hob includes:

Multiple gas burners with metal pan supports. Above the hob is a black angular extractor hood, mounted against the wall. Stainless steel sink and drainer with dual mixer tap. A second double glazing window to the rear elevation. Built in under-stair storage cupboard. Space for fridge/freezer. Obscured double glazing door leading to rear garden. The splashback is a marble-effect panel installed behind the cooker and along the countertop area. It has a light grey and white base with subtle, natural-looking veining that closely resembles polished marble. The property includes a fully integrated oven with grill, an integrated washer/dryer, and an integrated dishwasher.

First Floor

Landing

Double glazing window to the rear elevation.

Bedroom 1

16' 2" x 8' 4" (4.93m x 2.54m)

Double glazing window to the front elevation. White radiator. A second double glazing window to the rear elevation. Full-length fitted wardrobe with sliding mirrored doors.

Bedroom 2

10' 9" x 9' 10" (3.28m x 3.00m)

Currently being used as an office. A built-in, L-shaped desk and storage unit. Floor-to-ceiling shelving units are integrated into the fitted furniture. Double glazing window to the front elevation. Built in storage cupboard.

Bathroom

A large walk-in shower enclosure with a clear glass screen and chrome framing.

The shower tray is white and set level with the floor, The shower interior features light grey, textured wall panels with a subtle speckled finish.

A chrome shower system is installed, including:

A fixed overhead shower head

A handheld shower attachment. Centrally positioned is a white vanity unit with smooth, handle-less cabinet doors.

A curved white ceramic basin sits on top of the vanity with a chrome mixer tap. Obscured double glazing window to the rear elevation.

Rear Garden

Extending directly from the rear of the house is a paved patio, finished in light grey slabs. Beyond the patio is a well-kept green lawn, occupying the majority of the garden. A raised decked terrace at the rear of the garden. A timber garden shed, painted in a soft pastel green.

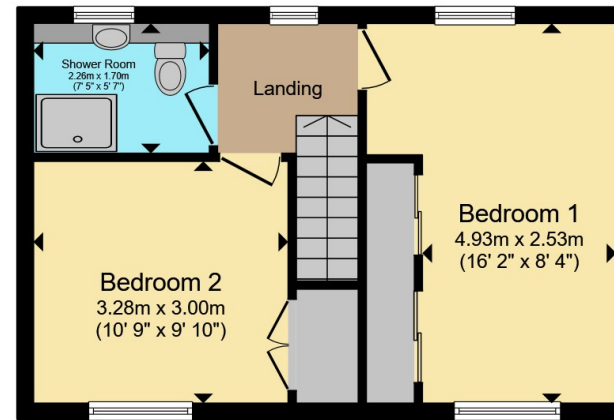








Ground Floor



First Floor

Total floor area 73.1 m² (787 sq.ft.) approx

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