



Connells

Rona Rocky Park Avenue
Plymouth



Property Description

A spacious three double bedroom detached bungalow situated in the heart of Plymstock, offering fantastic potential for modernisation and extension (subject to permission).

The property boasts generously proportioned rooms throughout, with a particularly impressive double bay-fronted facade enhancing both character and natural light. Internally, the accommodation provides flexible single-level living, ideal for families or those seeking a well-balanced layout.

A large attic space offers exciting scope for further development, while externally there is a driveway providing off-road parking for multiple vehicles, in addition to a garage.

Positioned in a highly convenient central location, this property presents an excellent opportunity to create a bespoke home tailored to individual requirements.

Hallway

Radiator.

Living Room

15' max x 11' 8" max (4.57m max x 3.56m max)

Double glazed bay window to the front elevation. Feature fireplace. Opening through to the kitchen.

Kitchen

11' 9" max x 11' 9" max (3.58m max x 3.58m max)

Modern fitted kitchen with a range of matching wall and base units with worktops above. Integrated oven and a counter top hob

with extractor hood above. One and a half bowl sink with stainless steel mixer tap. Double glazed window to the rear elevation.

Bedroom 1

15' 1" max x 12' 11" max (4.60m max x 3.94m max)

Double glazed bay window to the front elevation. Radiator.

Bedroom 2

10' 10" x 7' 10" (3.30m x 2.39m)

Two double glazed windows to the rear elevation. Radiator.

Bedroom 3

11' x 9' 3" (3.35m x 2.82m)

Double glazed window to the front elevation. Radiator.

Bathroom

Wet room with electric shower, sink and low level w.c. Obscured double glazed window to the rear elevation.

Laundry Room

11' 8" max x 9' 10" max (3.56m max x 3.00m max)

Double glazed window to the side. Stairs rising to an attic space.

Attic/Loft

28' 4" max x 18' 6" max (8.64m max x 5.64m max)

Useable loft space with potential to convert subject to regulations and permissions.

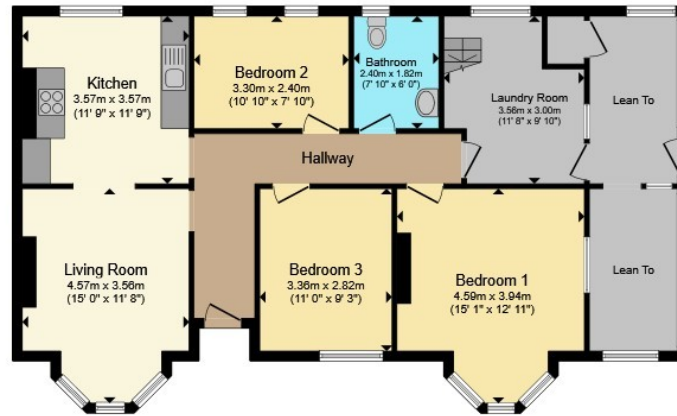
Outside

To the front of the property there is a driveway for multiple vehicles. To the side of the property is a garage. To the rear is a spacious, enclosed garden which is mainly laid to lawn.

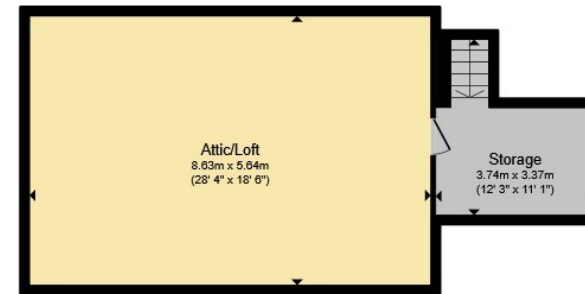








Ground Floor



First Floor

Total floor area 161.0 m² (1,733 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



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2A The Broadway Plymstock
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EPC Rating: D Council Tax
 Band: D

Tenure: Freehold

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