



**Kingston Drive, Plymouth PL7 2UZ**



**welcome to**

## **Kingston Drive, Plymouth**

\*\*\* NO CHAIN \*\*\*

A fantastic opportunity to purchase this THREE BEDROOM, SEMI-DETACHED home in a highly DESIRABLE location within proximity to local primary SCHOOLS. This home benefits from an EXTENDED porch, CONSERVATORY, a GARAGE in a block and a boarded LOFT allowing POTENTIAL TO EXTEND (STPP)



**Entrance Porch**

Extended in 2023, with plenty of room for additional storage space. Double glazed surround with privacy film, a radiator and stairs leading to the first floor and door to the lounge.

**Lounge/Diner**

Double glazed window to front elevation, understair storage, two radiators, access to the kitchen and a sliding door to the conservatory.

**Kitchen**

A modern grey handleless wall and base unit kitchen with a integrated double oven, hob and hood with space for a fridge freezer and washing machine. A double glazed window to rear elevation and door to side elevation.

**Conservatory**

Double glazed surround and side door to the rear garden.

**First Floor Landing**

Access to all three bedrooms and bathroom, storage cupboard, loft access, radiator and double glazed window to side elevation.

**Bedroom 1**

Double glazed window to front elevation, radiator and two storage cupboard.

**Bedroom 2**

Double glazed window to rear elevation, radiator and storage cupboard.

**Bedroom 3**

Double glazed window to front elevation and radiator.

**Bathroom**

A bath with an electric shower, vanity sink, WC, towel radiator and two double glazed obscure windows to rear elevation.

**Rear Garden**

A level, low maintenance rear garden with an outdoor shed, fence surround and plant beds to rear.

**Garage**

Situated in a block, a short walk away from the property.



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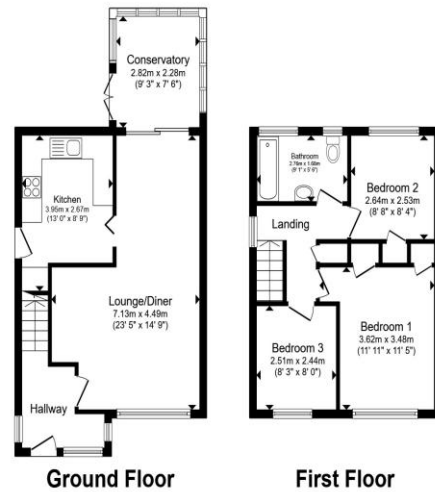
## Kingston Drive, Plymouth

- Fantastic Three Bedroom Semi-detached Home
- No Onward Chain
- Boarded Loft Room With Velux Window
- Garage In A Block
- Outdoor Shed

Tenure: Freehold EPC Rating: C  
Council Tax Band: C

offers in the region of

**£275,000**



Total floor area 85.1 m<sup>2</sup> (916 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.co.uk](http://www.propertybox.co.uk)



Please note the marker reflects the postcode not the actual property

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Property Ref:  
PYP104513 - 0003

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