



Apartment 5, 2, The Esplanade, The Hoe, Plymouth, Devon, PL1 2PJ



Guide Price £220,000



Upon entering this exceptional upper floor apartment, you are greeted by a private and inviting entrance hallway. The gentle ascent of the staircase leads you to a bright and airy landing, a central hub from which the apartment unfolds. Immediately, you are drawn to the generously proportioned sitting/dining room, the true heart of this remarkable residence. Here, panoramic, breath taking water views command your attention, offering an ever-changing tableau of the Plymouth Sound's maritime activity. Imagine relaxing or entertaining against this stunning backdrop, where the shimmering waters stretch out before you like a living painting. French doors seamlessly extend the living space onto a private roof terrace, a tranquil oasis perfect for al fresco dining under the stars or hosting memorable gatherings.

The kitchen/breakfast room, thoughtfully designed to maximize the captivating views, also enjoys a direct connection to the water. This space becomes a delightful haven for culinary enthusiasts and casual diners alike, where preparing and enjoying meals is elevated by the inspiring scenery. Practicality meets luxury with a convenient separate WC, and a beautifully appointed Jack and Jill bathroom, serving as a luxurious en-suite to both double bedrooms, ensuring comfort and privacy for all occupants.

Two generously sized double bedrooms each offer a peaceful retreat from the hustle and bustle of city life. These rooms provide a serene escape, framing picturesque city and countryside views that offer a delightful contrast to the coastal panorama at the front. Imagine waking up to the gentle hues of the morning light illuminating the rolling hills and charming cityscape.

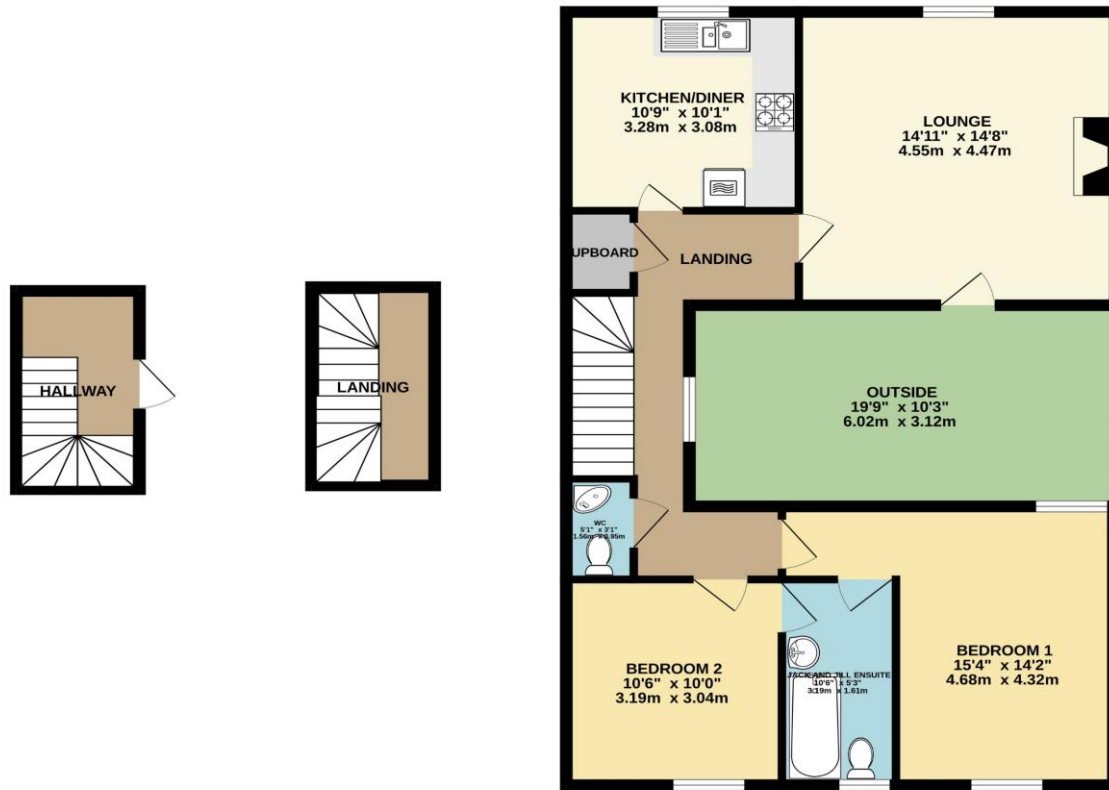
This apartment is more than just a place to live; it's a lifestyle. The spacious layout allows for effortless flow and comfortable living, while the abundance of natural light creates an inviting and uplifting atmosphere. The unparalleled location, combining the allure of coastal living with the convenience of city amenities, makes this property truly exceptional. Don't miss this rare opportunity to secure a slice of Plymouth's finest, where coastal charm and sophisticated city living harmoniously blend to create an unforgettable living experience.

We understand the apartment is held on a sharing freehold with each flat/apartment owning an equal share of the lease. The service charge is £100 per month. The ground rent is £10 per year. The lease is 130 years from 18 August 1986 and includes provision to allow domestic animals.



To view this property call Lang Town & Country Estate Agents on [01752 200909](tel:01752200909).





TOTAL FLOOR AREA: 912 sq.ft. (84.7 sq.m.) approx.
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