



Flat C Ford Hill Plymouth PL2 1HN

for sale guide price
£125,000



Property Description

We are excited to introduce this one bedroom ground floor flat to the market, situated in a popular residential location. Comprising a good-sized double bedroom, a spacious lounge, modern kitchen and shower room and driveway.

Located in stoke, close to a host of local amenities such as an array of shops and restaurants, local parks and well-regarded schools, whilst offering easy access to the city centre and Plymouth train station.

This property is being sold with tenants in situ making this a perfect investment.

EARLY VIEWINGS ADVISED!

Lounge

14' 1" maximum x 10' 7" maximum (4.29m maximum x 3.23m maximum)

Kitchen

9' 2" maximum x 8' 4" maximum (2.79m maximum x 2.54m maximum)

Bedroom

10' 4" x 9' 10" (3.15m x 3.00m)

Shower Room

Agents Note:

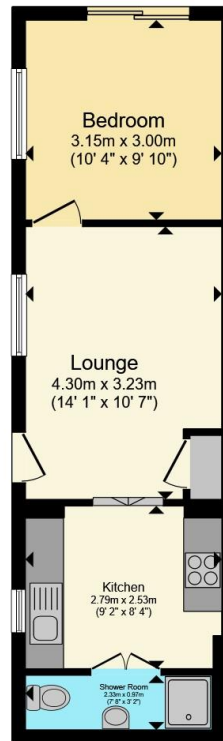
Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover

the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.









Total floor area 34.5 m² (372 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



To view this property please contact Connells on

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32 Mannamead Road
 PLYMOUTH PL4 7AA

EPC Rating: D

Council Tax
 Band: A

Service Charge: Ask
 Agent

Ground Rent:
 Ask Agent

Tenure: Leasehold

view this property online connells.co.uk/Property/PLH313807

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.



1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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