

DC LANE

SELL • LET • MANAGE

Michael Road, Plymouth, PL3 5BL

Offers Over £500,000 Freehold

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Michael Road

Plymouth, PL3 5BL

Offers Over £500,000



- Sought After Mannamead Location
- Two Reception Rooms
- Well Proportioned Rooms
- Wrap Around Gardens
- Garage & Driveway
- Five/Six Bedrooms
- Versatile & Flexible Accommodation
- Substantial Corner Plot
- Elevated Views
- Council Tax Band E

DC Lane are delighted to present this substantial semi detached family residence, occupying a generous corner plot within highly sought after Mannamead. Offering spacious, versatile and well proportioned accommodation, this impressive home presents an opportunity to create an outstanding family residence in one of Plymouth's most desirable locations, perfectly positioned within easy reach of excellent schools, local amenities, the City Centre and the A38.

Flooded with natural light throughout, the accommodation has been thoughtfully arranged to provide remarkable flexibility. Two separate entrances lead into a welcoming entrance porch and hallway, the elegant lounge enjoys a contemporary fireplace, while a second reception room offers versatility as a dining room, home office or playroom. The heart of the home is the generously proportioned kitchen, featuring an extensive range of cabinetry, ample space for a statement dining table and chairs and French doors opening directly onto the garden, seamlessly connecting indoor and outdoor living. The ground floor also benefits from a bedroom with access to an adjoining store room, presenting possibilities for development, subject to any necessary consents. A bathroom and separate w/c complete the ground floor. The first floor boasts three double bedrooms and a single bedroom, complemented by an additional versatile room currently utilised as a dressing room, which could equally serve as a nursery, study or hobby room. There is also a shower room and separate w/c.

As a corner plot, the wraparound gardens are predominantly laid to lawn and bordered by mature hedging, creating a wonderful sense of privacy. A lovely sunny rear garden provides the ideal space to relax, unwind and enjoy outdoor living and the large garage has been divided to provide both parking and a dedicated storage area, whilst the driveway comfortably accommodates two vehicles.

Viewing is recommended to fully appreciate the size and versatility on offer





Ground Floor	
Porch	4'3" x 5'10" (1.32 x 1.80)
Lounge	14'11" x 14'10" (4.56 x 4.54)
Kitchen/Diner	14'11" x 13'11" (4.56 x 4.26)
Reception Room	9'7" x 11'8" (2.93 x 3.56)
Bedroom Five	6'11" x 9'9" (2.11 x 2.98)
Bathroom	5'10" x 5'8" (1.78 x 1.75)
WC	2'8" x 5'8" (0.83 x 1.75)
Store Room	5'10" x 11'6" (1.78 x 3.53)
First Floor	
Bedroom One	13'8" x 14'10" (4.19 x 4.54)
Bedroom Two	13'8" x 13'11" (4.19 x 4.26)
Bedroom Three	10'0" x 11'10" (3.05 x 3.61)



Bedroom Four	9'7" x 8'3" (2.93 x 2.54)
Dressing Room	5'10" x 16'0" (1.80 x 4.89)
Shower Room	5'6" x 4'7" (1.68 x 1.42)
WC	2'9" x 4'7" (0.86 x 1.42)
External	
Garage	17'5" x 11'3" (5.33 x 3.43)
Storage	17'5" x 6'8" (5.33 x 2.05)

Directions

From the DC Lane office Head south-east on Mannamead Rd 0.4 mi Turn left onto Seymour Rd 0.5 mi Turn left onto Michael Rd and the property will be immediately on the right.

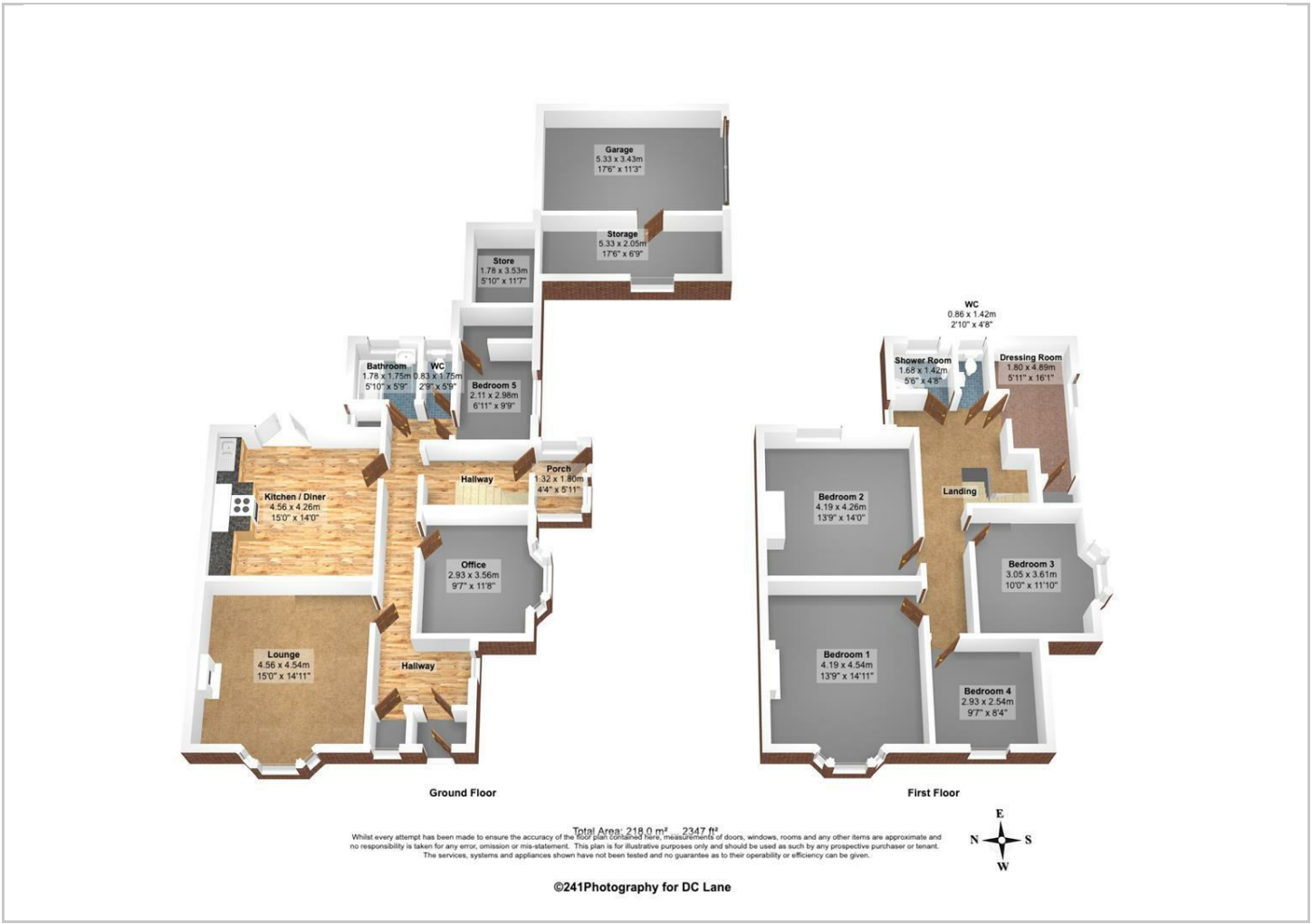
Scan for Material Information

Council Tax Band: E

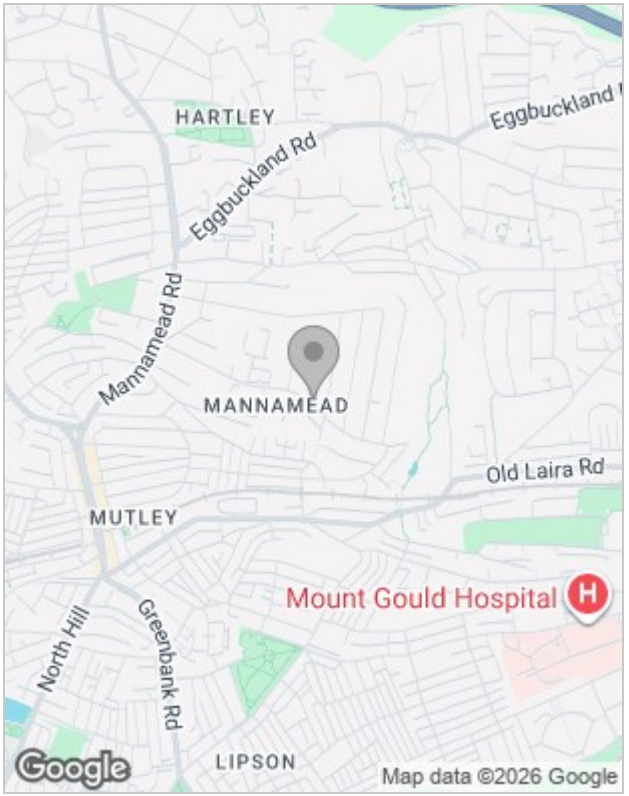




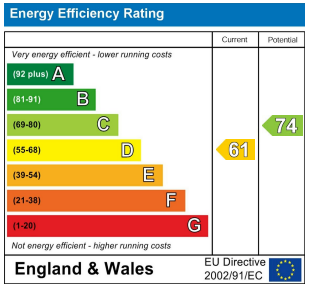
Floor Plans

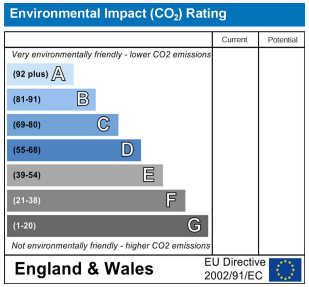


Location Map



Energy Performance Graph





Viewing

Please contact our DC Lane, Plymouth Office on 01752 874242
if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

All estate agents are legally required to carry out anti-money laundering checks on buyers and sellers under the UK Money Laundering Regulations. DC Lane may charge a fee of £36.00 Inc Vat per individual buyer. This fee covers the cost of completing those checks.

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