

SCOTT
PARRY

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SELLING HOMES THAT FULFIL YOUR LIFESTYLE

21 NORTH DOWN CLOSE, CARKEEL, SALTASH, PL12 6GE

£267,500





Quietly positioned south facing contemporary house with enclosed rear garden in this popular residential location and only a short walk from Waitrose Supermarket. About 828 sq ft, Sitting Room, Kitchen/Dining Room, Cloaks/WC, 3 Bedrooms (1 Ensuite), Bathroom, Allocated Parking, Enclosed Garden.

SALTASH TOWN CENTRE 2 MILES, SALTASH WATERFRONT 2 MILES, PLYMOUTH 7 MILES, EXETER 50 MILES

LOCATION

Saltash has a wide range of shops, schools, a main line railway station and various other facilities including a sports and leisure centre and fascinating long water frontage to the River Tamar with a popular sailing club, gig rowing club, deep water moorings and excellent boat launching facilities including a public slipway. The Treledan Estate has a well equipped children's park with picnic benches, the estate is thoughtfully laid out with green spaces providing a softer urban environment.

St Mellion International Golf Resort is within easy driving distance and The fabulous China Fleet Country Club with its 18 hole parkland like golf course, health and beauty spa and many other facilities lies only 2 miles from the property. In addition to the extensive amenities in the town of Saltash itself, a Waitrose store lies on its northern outskirts and Plymouth is readily accessible via the A38 again providing wide ranging facilities including a ferryport with regular services to France and Northern Spain and main line railway station (Plymouth to London Paddington 3 hours).

In 2006 the Tamar Valley was given World Heritage Status, an extensive array of wildlife habitats can be found in the steep gorges, meandering rivers, ancient woodlands and wetlands and the area is home to a number of rare plants, animals and birds. The scenic and beautiful rolling countryside of this area and its mild climate are favoured by horticulturists.



DESCRIPTION

21 North Down Close comprises a modern detached house which has been carefully maintained and will be found to be beautifully presented throughout. The property benefits from mains gas central heating, full double glazing and the balance of the NHBC Warranty (eight years remaining).

The accommodation extends to about 828 sq ft and briefly comprises - GROUND FLOOR - Reception Hall - 15' Sitting Room with electric flame effect contemporary fire and recess for TV - 16' Kitchen/Dining Room with French doors to garden - Cloakroom/WC - FIRST FLOOR - 11' Principal Bedroom with built in wardrobe and Ensuite Shower/WC - 2 Further Bedrooms - Family Bathroom having a bath with shower over.

OUTSIDE

Allocated parking for two cars and bin store. Ample on street parking for visitors.

Small front garden. Enclosed rear garden with two slate paved terraces and a summerhouse, a pedestrian gate provides convenient access to the parking.

EPC RATING - B, COUNCIL TAX BAND - C

SERVICES - Mains water, electricity, drainage and gas.

DIRECTIONS

Using Sat Nav - Postcode PL12 6GE







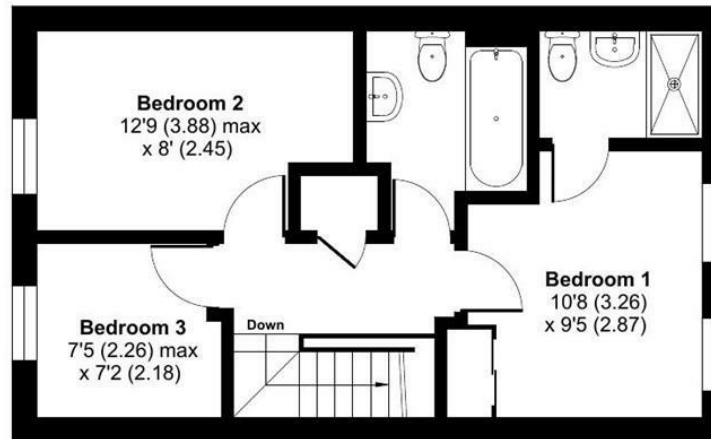
North Down Close, Carkeel, Saltash, PL12

Approximate Area = 828 sq ft / 76.9 sq m

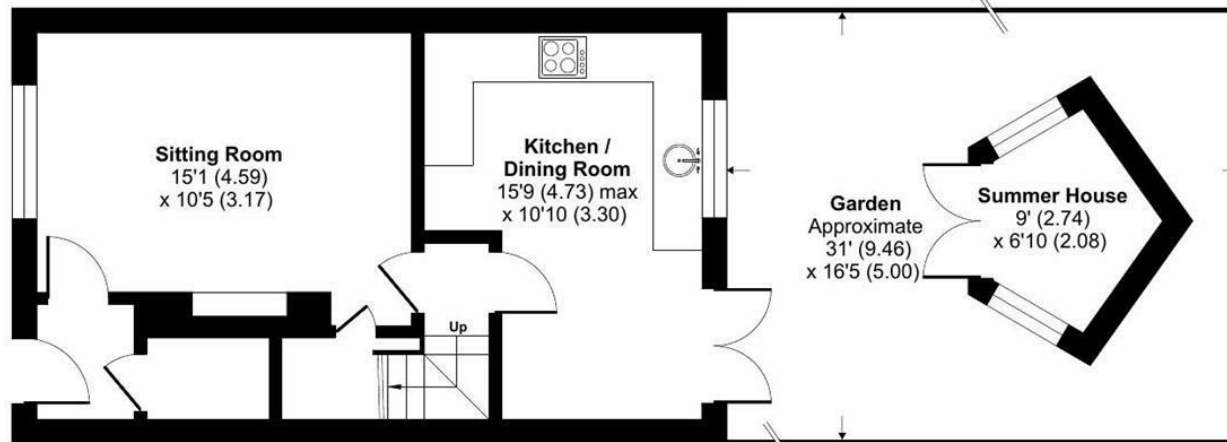
Summer House = 39 sq ft / 3.6 sq m

Total = 867 sq ft / 80.5 sq m

For identification only - Not to scale



FIRST FLOOR



GROUND FLOOR



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2026. Produced for Scott Parry Associates. REF: 1520767

These particulars should not be relied upon.