Julian Marks ESTATE AGENTS | PEOPLE, PASSION AND SERVICE



27 Morrish Park

Plymstock, Plymouth, PL9 9HF

Offers Over £160,000

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An older-style ground floor apartment situated in this quiet cul-de-sac close to central Plymstock, being sold with no onward chain. Light and airy rooms throughout with high ceilings comprising a hallway, bay-fronted lounge, kitchen/dining room, 2 bedrooms and a bathroom. Many characterful features. Garden. Double-glazing and central heating.







MORRISH PARK, PLYMSTOCK, PL9 9HF

ACCOMMODATION
Front door opening into the entrance hallway.

ENTRANCE HALLWAY
Providing access to the accommodation. Storage cupboard. Dado rail. Feature stripped and polished floorboards. Window to the side elevation.

LOUNGE 15'2 x 14'9 into the bay (4.62m x 4.50m into the bay)
A generous walk-in square bay window with fitted blinds to the front elevation. Picture rail. Chimney breast with tiled fireplace and matching hearth. Feature stripped and polished floorboards.

KITCHEN/DINING ROOM 14'2 x 12'4 max dimensions (4.32m x 3.76m max dimensions)
A dual aspect room, situated to the rear of the property, with 2 windows to the side elevation and French doors opening to the garden. Space for table and chairs. Range of base and wall-mounted cabinets with matching fascias and tiled splash-backs. Stainless-steel single drainer sink unit. Space for free-standing appliances. Wall-mounted Worcester gas boiler. Wall-mounted consumer unit. Cupboard housing the gas meter. Over-head cupboard housing the electric meter.

BEDROOM ONE 12'10 x 9'6 (3.91m x 2.90m)
Window to the rear elevation overlooking the garden. Picture rail. Chimney breast with a fireplace and a matching hearth.

BEDROOM TWO 10'2 x 9'1 (3.10m x 2.77m)
Window to the side elevation. Picture rail. Chimney breast with a fireplace and a matching hearth.

BATHROOM 7'8 x 6'4 (2.34m x 1.93m)
Comprising a bath with an electric shower system over, basin and wc. Towel rail/radiator. Partly-tiled walls. 2 obscured windows to the side elevation.

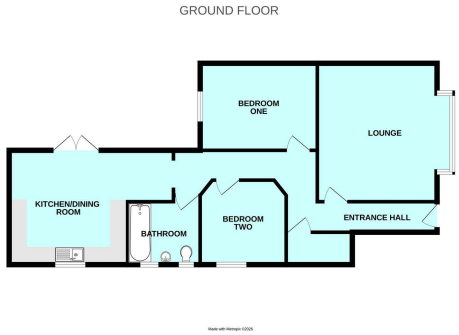
OUTSIDE
To the front the garden is laid to chippings with a shrub border. A pathway leads to the main front entrance. To the rear, there are 2 areas of garden, both enjoying a southerly aspect. There is a hard stand for parking and a shared driveway running alongside the building.

AGENT'S NOTE
The property is leasehold with approximately 986 years remaining on a 999 year lease. There is a peppercorn arrangement and no ground rent or service charges. Shared freehold.
Plymouth City Council, council tax band B.

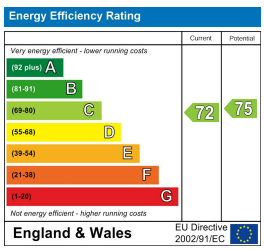
Area Map

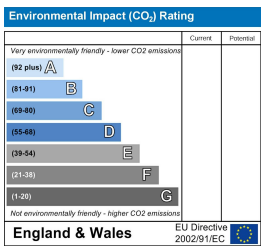


Floor Plans



Energy Efficiency Graph





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2 The Broadway, Plymstock, Plymouth, Devon, PL9 7AW
Tel: 01752 401128 | Email: enquiries@julianmarks.co.uk | www.julianmarks.co.uk