Cross Keys Estates

Opening doors to your future







45 Fleet Street

Plymouth, PL2 2BX

Guide Price £160,000 Freehold



45 Fleet Street, Plymouth, PL2 2BX

Guide Price £160,000 Freehold

** Guide Price £160,000 to £170,000 **
Cross Keys Estates is delighted to present this charming Victorian mid-terrace house, nestled on the sought-after Fleet Street in Keyham. This delightful property boasts two well-proportioned reception rooms, providing ample space for both relaxation and entertaining. The open-plan sitting room and dining room create a warm and inviting atmosphere, perfect for family gatherings or quiet evenings at home. The modern, sleek fitted kitchen is a standout feature, offering both style and functionality for the aspiring chef. The property also includes two comfortable bedrooms, ensuring a restful retreat at the end of the day. The light and airy bathroom adds to the overall appeal, providing a serene space for daily routines.

- Victorian Mid Terrace Property
- Two Generous Double Bedrooms
- Stylish Modern Fitted Kitchen
- Perfect For FTB Or Investors
- Close To Amenities & Dockyard
- Open Plan Sitting Room/Dining Room
- Private Rear Courtyard Garden
- Light And Airy Bathroom
- Sought After Residential Area
- No Onward Chain, EPC-D66





Cross Keys Estates
As one of Plymouths' leading QUALIFIED estate agents for over two decades, we are proud to have been offering our multi award winning customer service since day one. If you are currently on the market or you are thinking of putting your property on the market, why not give us a call, you will not be disappointed. 98% of our clients recommend us to their friends and family and our results, when it comes to sales, are unrivalled.

Plymouth
Plymouth, Britain's Ocean City, is one of Europe's most vibrant waterfront cities. Located in one of the most beautiful locations imaginable, Plymouth is sandwiched between the incredible South West coastline and the wild beauty of Dartmoor National Park. Plymouth is 37 miles south-west of Exeter and 190 miles west-southwest of London, between the mouths of the rivers Plym to the east and Tamar to the west where they join Plymouth Sound to form the boundary with Cornwall, it is also home to one of the most natural harbours in the world. To the North of Plymouth is Dartmoor National Park, extending to over 300 square miles, which provides excellent recreational facilities.
The city is home to more than 260,000 people, making it the 30th most populated city in the United Kingdom and the second-largest city in the Southwest, after Bristol and has a full range of shopping, educational and sporting facilities. There is mainline train service to London (Paddington) and to Penzance in West Cornwall.
There's everything that you would expect to find in a cool, cultural city, with great shopping, arts and entertainment. But there's also hundreds of years of history to uncover, from Sir Francis Drake and the Spanish Armada to the Mayflower sailing in 1620, to a city rebuilt following the Blitz during World War II. With easy access to Exeter and its International Airport and a mainline train station giving direct access to London and a ferry port offering sea crossings to both France and Spain.
Plymouth is governed locally by Plymouth City Council and is represented nationally by three MPs. Plymouth's economy remains strongly influenced by shipbuilding and seafaring including ferry links to Brittany and Spain, but has tended toward a university economy since the early 2000's. It has the largest operational naval base in Western Europe – HMNB Devonport.

Keyham
Keyham is a popular and well-established residential area of Plymouth, ideally positioned for those looking to combine convenient city living with easy access to some of the region's most important employment centres. With Devonport Dockyard, HM Naval Base Plymouth and Babcock International all close by, Keyham is particularly attractive to naval personnel, engineering professionals and those working within Plymouth's extensive maritime and defence industries. The area benefits from excellent transport links, providing straightforward access to Plymouth City Centre and the wider road network, while local shops, schools, parks and everyday amenities are all close at hand. For leisure, residents are also within easy reach of the waterfront, Plymouth Sound, the historic Royal William Yard and the many attractions of the city itself, with Cornwall also readily accessible via the nearby Tamar crossings. With its strong sense of community, established housing, convenient location and excellent access to employment, education and leisure, Keyham offers an appealing and practical lifestyle for families, professionals, first-time buyers and investors alike — putting everything you need within easy reach.

More Property Information
This home is ideally suited for first-time buyers looking to step onto the property ladder or for investors seeking a promising rental opportunity in a desirable residential area. Fleet Street is conveniently located close to a variety of local amenities, making daily life both easy and enjoyable.
Given the property's immaculate presentation and prime location, early viewing is highly advised to fully appreciate all that this lovely home has to offer. Don't miss the chance to make this charming Victorian house your own.

Entrance Hall
3'1" x 2'7" (0.95m x 0.79m)

Sitting Room/Dining Room
23'5" x 13'3" (7.15m x 4.04m)

Kitchen
8'8" x 7'1" (2.64m x 2.16m)

Bathroom
5'5" x 7'1" (1.65m x 2.16m)

Landing
11'7" x 2'7" (3.52m x 0.79m)

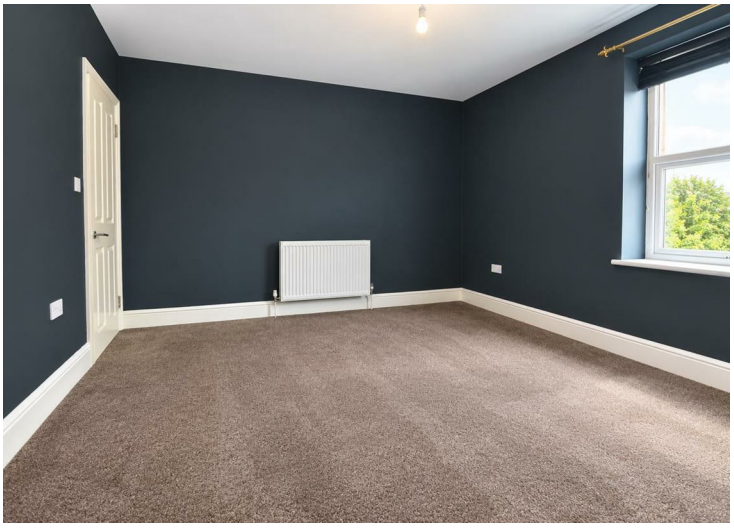
Bedroom 1
11'7" x 13'3" (3.52m x 4.04m)

Bedroom 2
11'7" x 10'2" (3.52m x 3.10m)

Cross Keys Estates Lettings Department
Cross Keys Estates also offer a professional, ARLA accredited Lettings and Management Service. If you are considering renting your property in order to purchase, are looking at buy to let or would like a free review of your current portfolio then please call our director Jack who is a fully qualified and award-winning letting agent on 01752 500018

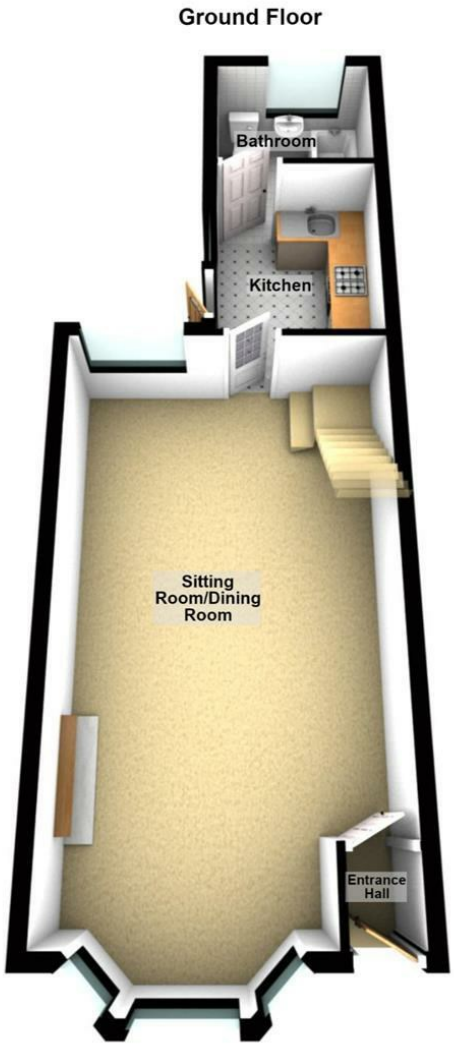
Financial Services
For help with your mortgage, we can introduce you to Mortgage Monkeys, who will review your circumstances, explain your options and help arrange a Decision in Principle.

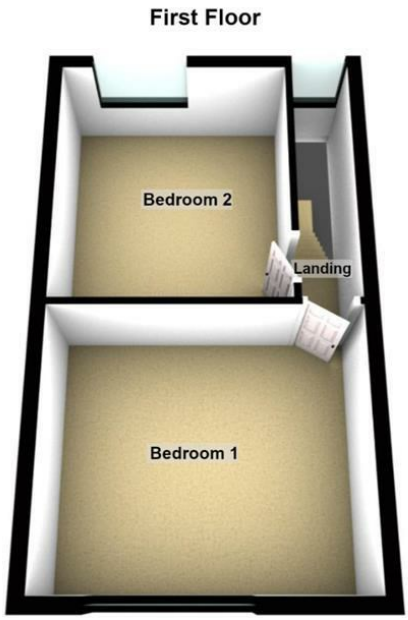




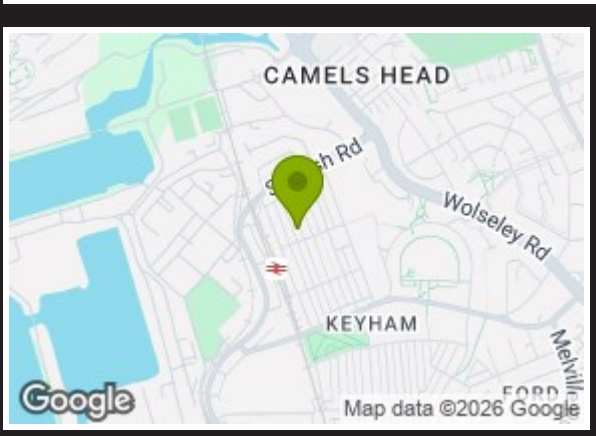


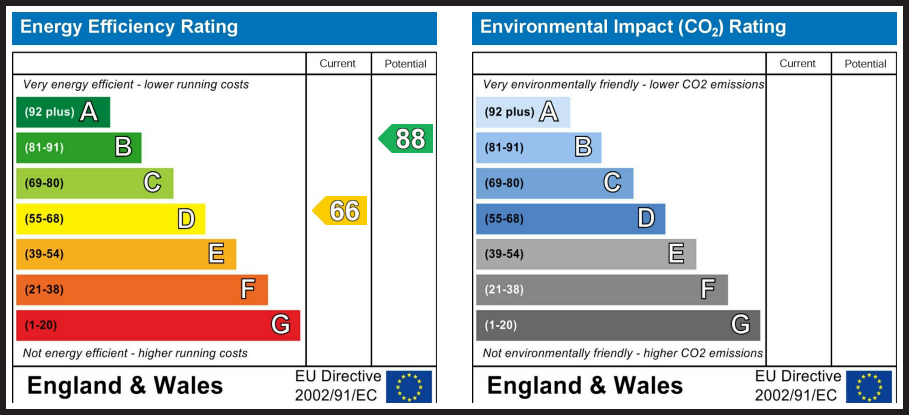






Cross Keys Estates
Residential Sales & Lettings





VIEWINGS AND NEGOTIATIONS Strictly through the vendors agents, Cross Keys Estates MONEY LAUNDERING REGULATION 2003 AND PROCEEDS OF CRIME ACT 2002 Cross Keys Estates are fully committed to complying with The Money Laundering Regulations that have been introduced by the government. These regulations apply to everyone buying or selling a property, including companies, businesses and individuals within the United Kingdom or abroad. Should you either purchase or sell a property through this estate agents we will ask for information from you regarding your identity and proof of residence. We would ask for you to co-operate fully to ensure there is no delay in the sales/purchase process. IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

The Property Ombudsman
naea | propertymark PROTECTED
arla | propertymark PROTECTED

Council Tax Band A

Cross Keys Estates
Opening doors to your future

Sales, Cross Keys House 51-53 Devonport Road,,
Stoke, Plymouth, Devon, PL3 4DL
Tel: 01752 500018 | sales@crosskeysestates.net
www.crosskeysestates.net