



  
LANG TOWN  
& COUNTRY  
SALES

24 Limeburners Road, Hooe, Plymouth, Devon, PL9 9FL

  
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# Price £300,000



Situated on the highly sought-after Reflections development, on the banks of Hooe Lake, this beautifully presented three-storey end-terrace home offers spacious and versatile accommodation ideal for modern family living.

The ground floor comprises a well-appointed kitchen/diner, perfect for both everyday living and entertaining, along with a flexible study which can also serve as a fourth bedroom, and a convenient WC.

On the first floor, you will find a bright and airy lounge featuring a Juliet balcony, allowing natural light to flood the space, alongside the generous master bedroom complete with its own en-suite shower room.

The second-floor hosts two further well-proportioned double bedrooms and a contemporary three-piece family bathroom suite, providing ample space for family or guests.



Externally, the property benefits from its end-terrace position, offering additional privacy and appeal. The low maintenance rear garden has an artificial lawn, and a timber decked seating are providing a safe environment for children to play.

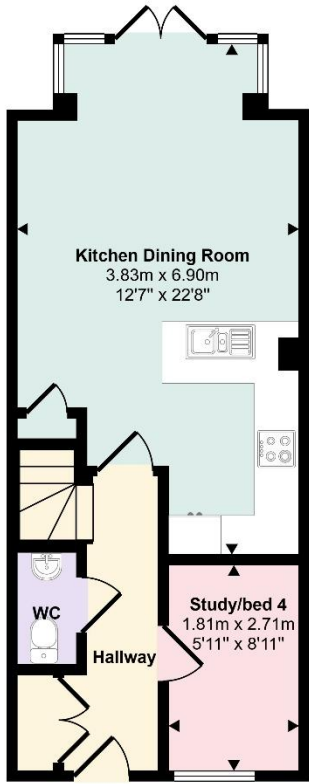
Ideally located, the home is perfectly positioned to enjoy the wide range of local amenities available in Hooe, as well as the stunning nearby coastline, including the popular areas of Jennycliff and Mount Batten ideal for coastal walks, water activities, and enjoying the surrounding natural beauty.

To view this property call Lang Town & Country Estate Agents on **01752 456000**

[www.langtownandcountry.com](http://www.langtownandcountry.com)

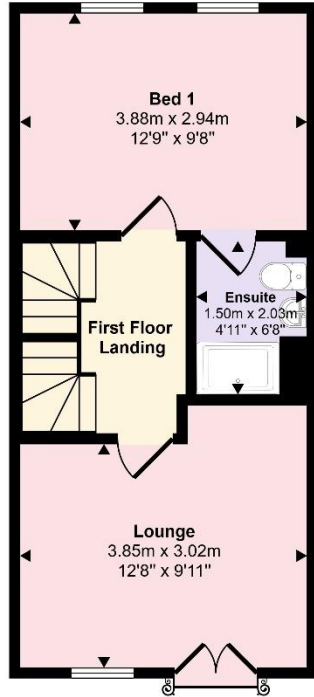


Approx Gross Internal Area  
101 sq m / 1082 sq ft

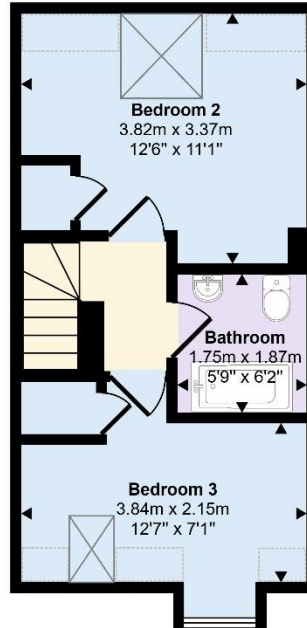


**Ground Floor**  
Approx 37 sq m / 394 sq ft

Denotes head height below 1.5m

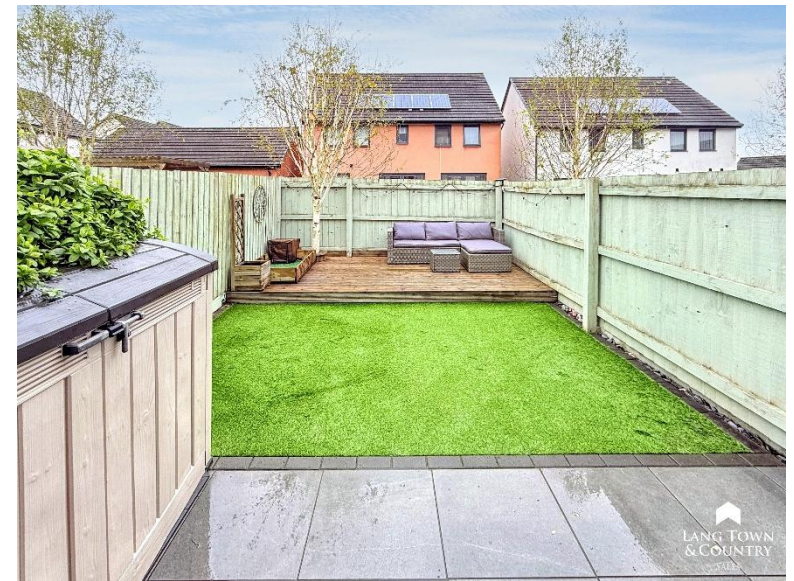


**First Floor**  
Approx 34 sq m / 367 sq ft



**Second Floor**  
Approx 30 sq m / 322 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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