Julian Marks ESTATE AGENTS | PEOPLE, PASSION AND SERVICE



25 Lych Close

Turnchapel, Plymouth, PL9 9UB

£795 Per Calendar Month

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Available now is this lovely ground floor purpose-built studio flat located in the popular Turnchapel area of Plymstock & enjoys views across Hooe Lake towards the Cattewater & Dartmoor in the distance. The accommodation comprises a living room/bedroom area, modern fitted kitchen & modern shower room. Double-glazing & electric heating. Use of the communal gardens & residents parking.







LYCH CLOSE, TURNCHAPEL, PL9 9UB

ACCOMMODATION
Access to the flat is gained via the communal entrance, with a solid entrance door leading into an entrance lobby area of the flat.

ENTRANCE LOBBY AREA
Consumer unit. Doors providing access to the accommodation.

SHOWER ROOM 5'2" x 4'6" (1.60 x 1.39)
White modern suite comprising a corner shower cubicle with shower unit and spray attachment, pedestal wash basin and a low level wc. Vertical towel rail/radiator. Built-in extractor fan.

LIVING AREA 10'2" x 10'1" (3.11 x 3.09)
Box-bay double-glazed window to the rear elevation with a lovely outlook towards Hooe Lake, the Cattewater, Plymstock and Dartmoor in the distance. Vertical wall-mounted radiator. Built-in storage cupboard housing the water heater. Opening leading into the bedroom area. Archway from the living area leading to the kitchen.

BEDROOM AREA 6'10" x 5'2" (2.10 x 1.60)
Window to the rear elevation. Mirror-fronted built-in wardrobe.

KITCHEN 9'9" x5'2" incl kitchen units (2.99 x1.59 incl kitchen units)
Series of white gloss matching eye-level and base units with black rolled-edge work surfaces and white tiled splash-backs. Inset single drainer single bowl sink unit with mixer tap. Built-in electric hob and oven. Space and plumbing for washing machine. Space for a fridge-freezer. Double-glazed window to the side elevation.

OUTSIDE
Communal lawned garden area. Residents parking.

COUNCIL TAX
Plymouth City Council
Council tax band A

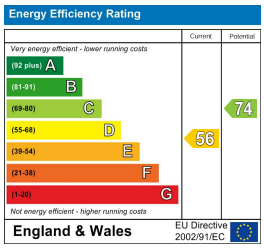
Rental holding deposit
The agent may require a holding deposit equivalent to a week's rent in order to secure the property. This amount would then be deducted from the 1st month's rent.

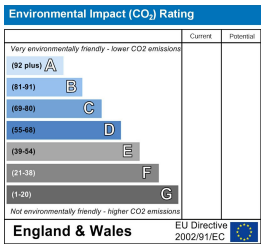
Area Map



Floor Plans

Energy Efficiency Graph





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2 The Broadway, Plymstock, Plymouth, Devon, PL9 7AW
Tel: 01752401128 | Email: enquiries@julianmarks.co.uk | www.julianmarks.co.uk