



Chieveley, Seymour Road, Mannamead, Plymouth, Devon, PL3 5AR



Guide Price £600,000



Set in the heart of one of Plymouth's most desirable enclaves, Seymour Road offers a tranquil, tree-lined setting just moments from prestigious schools and the city centre. This is a genuinely rare opportunity to acquire an apartment of exceptional size and grandeur, combining beautiful period features with wonderfully generous room proportions. From the rear of the property, panoramic views stretch across the city towards Staddon Heights and Mount Edgcumbe.

The accommodation begins with an entrance porch leading into a welcoming hallway, where a stunning wooden herringbone floor flows through to the kitchen and utility room. An atrium-style skylight floods this space with natural light.

The kitchen/breakfast room features an attractive range of fitted wall units, moulded worktops, and integrated Neff appliances including an induction hob, oven and dishwasher, along with a separate fridge/freezer. Adjoining this is a useful utility room with built-in sauna and additional storage. The dining room can be accessed from the hallway or via steps rising from the kitchen.

The expansive sitting room is a standout feature, boasting a beautiful bay window with built-in window seating that perfectly frames the sweeping views. An ornate gas fireplace with slate hearth and marble surround adds elegance and character.

There are three double bedrooms in total. The master suite enjoys superb views, fitted wardrobes, and a luxurious en-suite with large walk-in shower, twin basins and WC, all fully tiled. A further double bedroom includes fitted wardrobes and an en-suite WC and basin. The family bathroom offers a high-end four-piece suite with roll-top bath, separate shower, WC and hand basin, complemented by an ornate period-style towel rail.

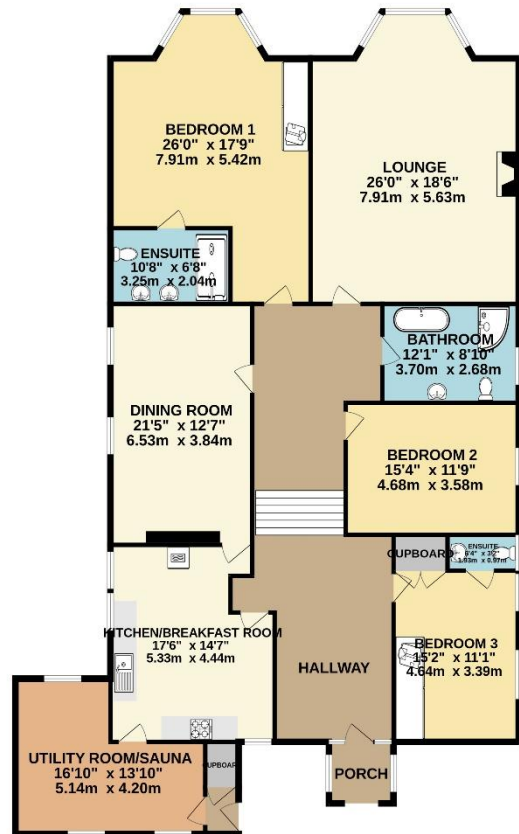
Externally, a driveway leads to parking and the garage (2.8m x 2.56m). The property also benefits from a side lawned garden along with a private patio and decked seating area, ideal for outdoor enjoyment.

Lease Information: We understand the apartment is held on Lease with 955 years remaining and subject to an annual ground rent of approximately £10. The above information is provided in good faith although we would recommend that prospective purchasers consult their own solicitor for formal verification.



To view this property call Lang Town & Country Estate Agents on **01752 256000**.





TOTAL FLOOR AREA: 2508 sq.ft. (233.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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