



4 Grafton Road, Ford Park, Plymouth, Devon, PL4 6QR



# Price £220,000

Situated in a popular residential area is this terraced family home with many original period features and four bedrooms, ideally located close to Mutley Plain, Central Park, and within walking distance of Plymouth city centre.

Entered via an entrance porch with original decorative tiling and an inner glazed door, the property opens into a long hallway with useful understairs storage.

On the ground floor, there is a spacious lounge with a large bay window, feature fireplace, and high ceilings, creating an attractive main living space. There is also a separate dining room, again with a feature fireplace.

To the rear of the property is a fitted kitchen with plenty of natural light and access to the rear courtyard. A ground floor shower room with electric shower adds further practicality.

On the first floor, there are three double bedrooms, all benefiting from original feature fireplaces, along with a fourth bedroom that would be ideal as a nursery or study.

The family bathroom completes the accommodation and includes a shower over the bath.

Externally, the rear courtyard offers a low-maintenance blank canvas, enclosed by a characterful stone wall that provides both privacy and charm.

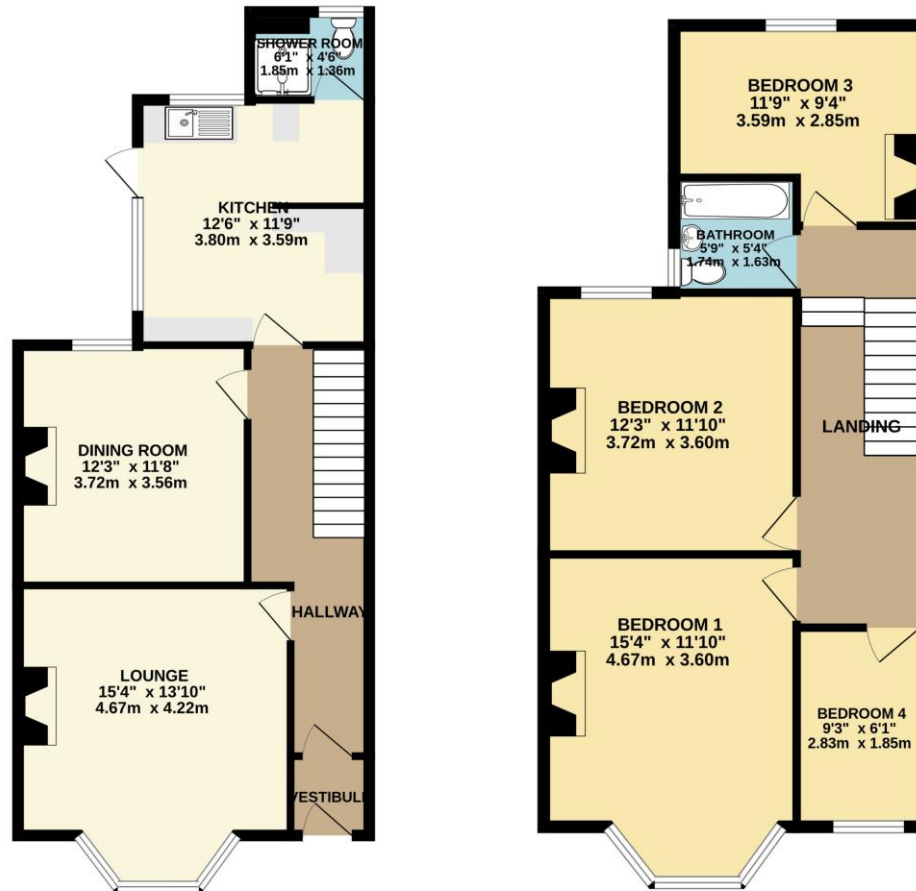
The property is offered for sale chain free and would benefit from some cosmetic updating internally.

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

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TOTAL FLOOR AREA : 1242 sq.ft. (115.4 sq.m.) approx.  
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