



**Bridle Close, Plymouth PL7 5LF**

**welcome to**

**Bridle Close, Plymouth**

\*\*\* EXTENDED HOME & COMPLETE CHAIN \*\*\*

A fantastic THREE BEDROOM, EXTENDED home with a downstairs BATHROOM and UTILITY room with a STUNNING modern kitchen, a LOW MAINTENANCE rear garden, driveway for MULTIPLE VEHICLES all situated within a CUL-DE-SAC location. Call Fox & Sons today!



**Entrance Porch**

Double glazed windows to front and side elevation, space for coats and shoes with a double glazed door to the front elevation.

**Entrance Hallway**

Stairs to the first floor, door to the lounge and a radiator.

**Lounge**

Double glazed window to front elevation, radiator and access through to the kitchen/diner.

**Kitchen/Diner**

A stunning, modern kitchen with integrated fridge freezer, dish washer, induction hob with hood and double electric oven.

**Snug**

A log burner to the corner of the room, doors to the bathroom and utility room with a glass ceiling and doors to the rear garden allowing the space to be bright and airy.

**Downstairs Bathroom**

Freestanding bath, vanity sink, WC, radiator, towel radiator and double glazed obscure windows to side elevation.

**Utility Room**

Space for a washing machine, tumble dryer and additional space for a counter fridge freezer.

**First Floor Landing**

Doors to all three bedrooms, shower room and storage cupboard housing the boiler.

**Bedroom 1**

Double glazed window to front elevation, radiator, storage cupboard and fitted wardrobes.

**Bedroom 2**

Double glazed window to rear elevation, radiator and fitted wardrobes.

**Bedroom 3**

Double glazed window to rear elevation and radiator.

**Shower Room**

A modern fully tiled shower room with a walk in shower, WC, vanity sink, towel radiator, extractor fan and double glazed obscure window to side elevation.

**Front Garden**

Off road parking for multiple vehicles, including the driveway to the left elevation of the property.

**Rear Garden**

A stunning, low maintenance rear garden with a resin pathway with artificial lawn centre with a fence surround and gate to rear.



**view this property online** [fox-and-sons.co.uk/Property/PYP104611](https://fox-and-sons.co.uk/Property/PYP104611)



welcome to

## Bridle Close, Plymouth

- Single Storey Rear Extension
- Modern Kitchen - 2 Years Old
- Parking For Multiple Vehicles
- Stunning Low Maintenance Rear Garden
- Downstairs Bathroom

Tenure: Freehold EPC Rating: D

Council Tax Band: B

offers over

**£330,000**



Total floor area 97.0 m<sup>2</sup> (1,044 sq.ft.) approx  
This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.propertybox.co](http://www.propertybox.co)



Please note the marker reflects the postcode not the actual property

view this property online [fox-and-sons.co.uk/Property/PYP104611](http://fox-and-sons.co.uk/Property/PYP104611)



Property Ref:  
PYP104611 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



**01752 344349**



[plympton@fox-and-sons.co.uk](mailto:plympton@fox-and-sons.co.uk)



143 Ridgeway, Plympton, PLYMOUTH, Devon,  
PL7 2HJ



[fox-and-sons.co.uk](http://fox-and-sons.co.uk)