



**Connells**

Highglen Drive  
Plymouth



## Property Description

Beautifully presented throughout, this three-bedroom semi-detached home is located in a peaceful cul-de-sac within the sought-after Newnham Downs development on the edge of Plympton. The property offers well-proportioned accommodation, including a welcoming entrance hall, a convenient downstairs WC, and a spacious kitchen/diner that opens onto the enclosed rear garden-perfect for outdoor dining and family living. The separate lounge provides a comfortable and bright space to relax.

Upstairs offers three well-sized bedrooms and a modern family bathroom, making this an ideal home for families, first-time buyers, or those seeking a quiet, well-connected location. Additional features include off-street parking and easy access to local parkland, with pedestrian routes through Stoggy Lane leading up to Chaddlewood, ideal for walkers and commuters.

## Entrance Hall

Double glazed door to the front aspect, door access to lounge and downstairs WC, stairs to kitchen, radiator

## Lounge

10' 3" max x 17' 5" max ( 3.12m max x 5.31m max )

Double glazed window to the front elevation, radiator

## Kitchen

8' 8" max x 16' 6" max ( 2.64m max x 5.03m max )

Double glazed window to the rear elevation, fitted kitchen with wall and base units, sink and draining board with mixer tap, space for cooker, fridge freezer, washing machine and dishwasher, boiler, double glazed door to the rear garden, radiator

## Downstairs Wc

Double glazed window to the front elevation, wash hand basin and vanity unit, low level WC

## Landing

Two storage cupboards

## Bedroom One

10' 10" max x 13' 2" max ( 3.30m max x 4.01m max )

Double glazed window to the front elevation, radiator

### **Bedroom Two**

10' 2" max x 10' 11" max ( 3.10m max x 3.33m max )

Double glazed window to the rear elevation, built in mirrored wardrobes

### **Bedroom Three**

7' 11" max x 7' 1" max ( 2.41m max x 2.16m max )

Double glazed window to the front elevation, radiator

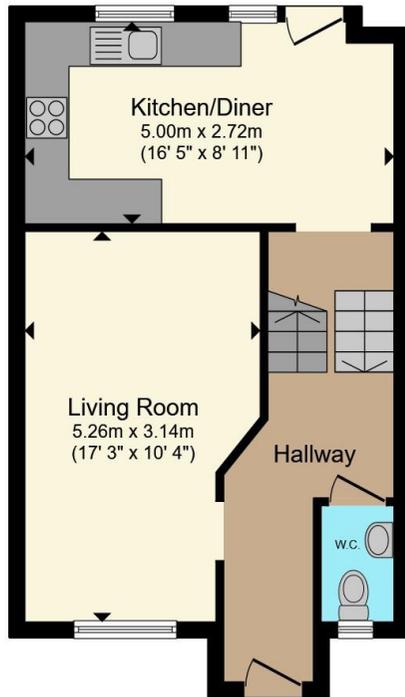
### **Bathroom**

Double glazed window to the rear elevation, bath with shower over, wash hand basin, low level WC, tiled, radiator

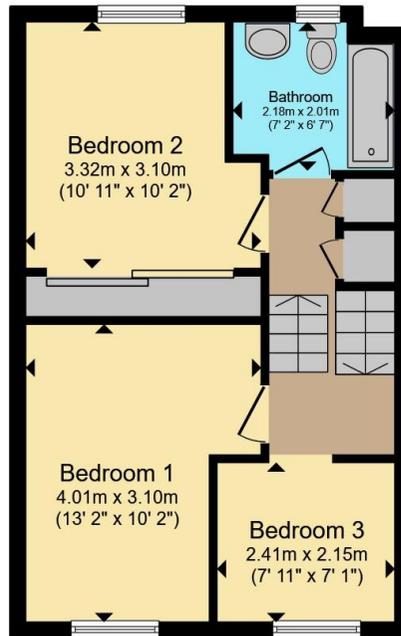
### **Rear Gaden**

Tiered garden with decking area and chicken coup





**Ground Floor**



**First Floor**

Total floor area 81.4 m<sup>2</sup> (876 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.io](http://www.propertybox.io)



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EPC Rating: C Council Tax  
 Band: C

Tenure: Freehold

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