4 Radford Cottages, Kingfisher Way, Plymouth, PL9 7PS

Guide Price
£210,000







MILLINGTON TUNNICLIFF

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1

1

TAX

A

EPC

44

FULL DESCRIPTION

A rare opportunity to purchase one of 4 former Duke of Bedford cottages literally on the main South West coastal path overlooking the tidal estuary of Hooe Lake. The subject end cottage is absolutely prime and has a front cottage garden, side area used to access the parking, rear courtyard with outbuildings and allocated off road parking. Accommodation comprises a living room, kitchen and walk in pantry on the ground floor, together with double bedroom and open plan bathroom with separate WC on the upper floor. The cottage is Upvc double glazed and has electric heating. No chain. EPC E 44.

GROUND FLOOR

LIVING ROOM
12' 0" x 11' 3" (3.68m x 3.44m)
Upvc double glazed window to front, feature wood burner, electric heater, store shelves, opening to what was the former open entrance portico at side which has been blocked up.

KITCHEN
9' 0" x 8' 0" (2.76m x 2.44m)
Upvc double glazed window to rear, door to exterior, range of base units and work surfaces, single drainer sink unit, opening to:

PANTRY
Timber window to rear.

FIRST FLOOR

BEDROOM
14' 0" x 11' 5" (4.29m x 3.48m)
Double aspect with Upvc double glazed windows to front and side, electric heater, pine floor.

BATHROOM
9' 10" x 8' 6" (3.00m x 2.60m)
Upvc double glazed window to rear, open plan to the bedroom, corner bath served by shower over, built in wardrobe. (scope to create 2nd bedroom).

SEPARATE WC
Low level WC and wash basin.

EXTERIOR
The house has a mainly lawned front garden with views towards Hooe Lake. The garden at side is owned by the cottage and there is a rear courtyard with stone built workshop. There is allocated parking with the cottage approached off steps at rear.

TENURE
Freehold

COUNCIL TAX
Band A.

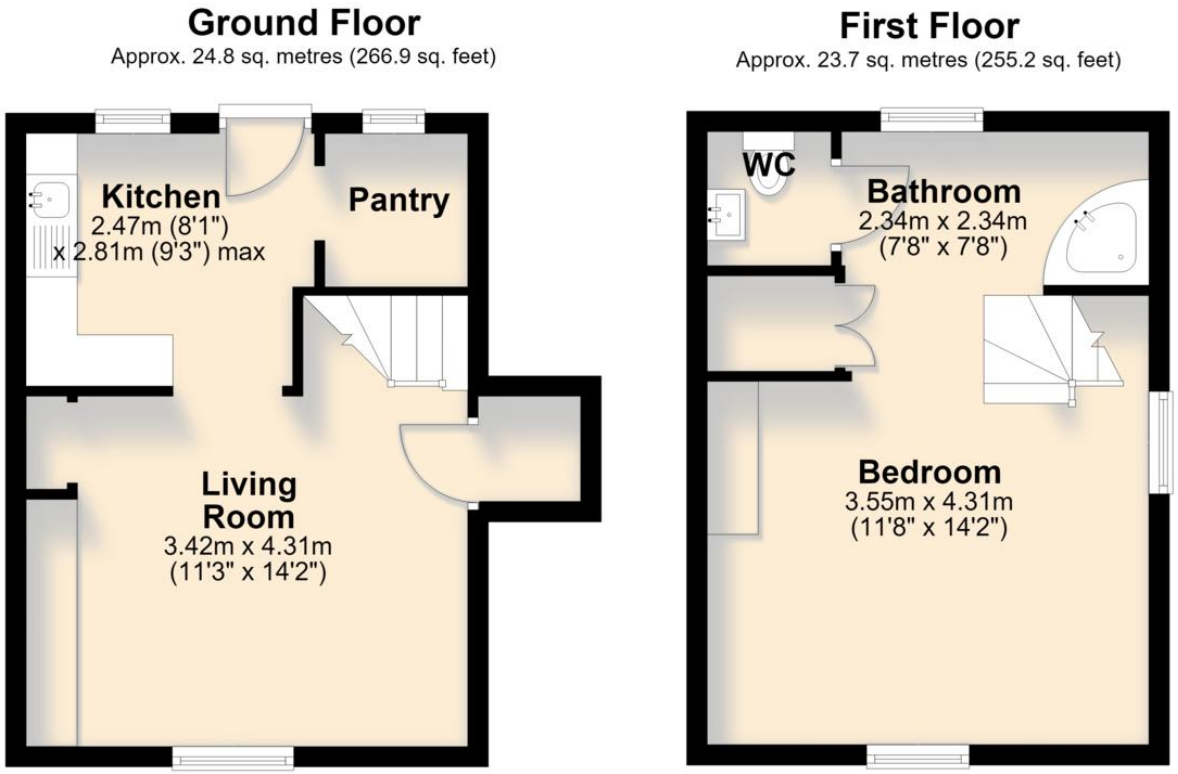
ADDITIONAL INFORMATION
The property has mains electric, water and drainage. Broadband not connected. There is a Right of Way across the front of the cottages allowing access off the pedestrian gate from kingfisher Way. The cottage is of solid masonry walls under a pitched slate clad roof.






KINGFISHER WAY
1
2
3
4
1
4
3
2

FLOORPLAN



Total area: approx. 48.5 sq. metres (522.2 sq. feet)

CONTACT

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