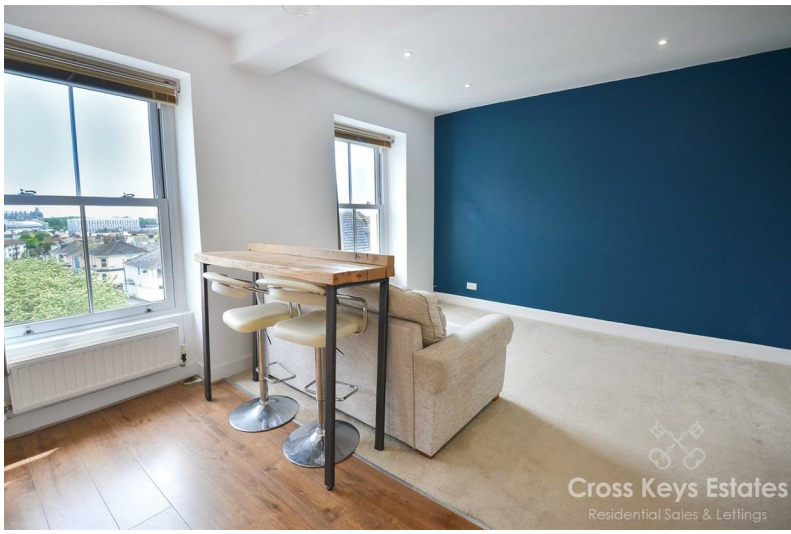
Cross Keys Estates

Opening doors to your future







12 Wyndham Street West
Plymouth, PL1 5ER

Guide Price £120,000 Leasehold



12 Wyndham Street West, Plymouth, PL1 5ER

Guide Price £120,000 Leasehold

** Guide Price £120,000 to £130,000 **
Cross Keys Estates is delighted to present this stunning top floor apartment located on Wyndham Street West in the desirable area of Stonehouse. This Georgian property is immaculately presented throughout, offering a perfect blend of classic charm and modern convenience.
The apartment features a spacious open plan sitting room and kitchen, which is flooded with natural light, creating a warm and inviting atmosphere. The sleek, modern bathroom adds a touch of luxury, while the generous double bedroom and loft room provide ample space for relaxation. One of the bedrooms is a charming loft room, complete with a Velux window that enhances the sense of space and light.

- Gorgeous Top Floor Apartment
- One Allocated Parking Space
- Convenient No Onward Chain
- Open Plan Sitting Room/Kitchen
- Close To Local Amenities & Shops
- Sought After Residential Area
- Immaculately Presented Throughout
- Generous Double Bedroom & Loft Room
- Sleek Modern Bathroom
- Ideal First Time Buy, EPC-D55





Cross Keys Estates
As one of Plymouths' leading QUALIFIED estate agents for over two decades, we are proud to have been offering our multi award winning customer service since day one. If you are currently on the market or you are thinking of putting your property on the market, why not give us a call, you will not be disappointed. 98% of our clients recommend us to their friends and family and our results, when it comes to sales, are unrivalled.

Plymouth
The waterfront city of Plymouth is set in one of the finest locations in the country, it stands right on the border between Devon and Cornwall overlooking the spectacular waters of Plymouth Sound to the south, while the remote beauty of Dartmoor National Park nudges its margins to the north. Both Devon and Cornwall have long been cherished as holiday destinations with fabulous beaches, stunning unspoilt countryside, historic town and many more famous attractions such as the Eden Project. Plymouth city centre has a pedestrianised shopping centre with its newly opened undercover shopping centre. It has a large modern multi-screen cinema complex and the well known Theatre Royal which regularly plays host to The Birmingham Royal Ballet in addition to the musicals, plays, comedies and operas that are staged throughout the year. In contrast, The Barbican offers a more cosmopolitan atmosphere being Plymouth city's oldest quarter. The area overlooks a pretty harbour and includes a variety of small independent shops, a number of wine bars, restaurants and cafes with open air seating. Plymouth is easily accessed via the M5 motorway which joins the A38 at Junction 31. The city can also be reached via rail, via the National Express coach network and via airports located in Exeter (49 miles away) and Plymouth airport (5 miles from the city centre).

Stonehouse
Wyndham Street West is a quiet and attractive avenue within the convenient area known as Stonehouse, just a stones throw away from Plymouth City Centre itself. This superb location allows the property direct access into the city centre which is just a few minutes walk away along with Plymouth Train Station which is also just a short distance away. Numerous bus routes operate nearby giving access to many areas across Plymouth. On the corner of Ashley Place and North Road West is a useful convenience store.

More Property Information
This property also benefits from parking for one vehicle, making it a practical choice for those who require easy access to their car. Its prime location means you are just a stone's throw away from local amenities, ensuring that everything you need is within easy reach.
This apartment is an ideal opportunity for first-time buyers or investors looking to enter the property market. With no onward chain, you can move in without delay. Early viewing is highly advised to fully appreciate the quality and appeal of this exceptional home. Don't miss out on the chance to make this beautiful apartment your own.

Sitting Room/Kitchen
12'4" x 18'0" (3.76m x 5.49m)

Bedroom
9'3" x 11'9" (2.82m x 3.59m)

Bathroom

Loft Room
13'6" x 13'1" (4.12m x 4.00m)

Cross Keys Estates Lettings Department
Cross Keys Estates also offer a professional, ARLA accredited Lettings and Management Service. If you are considering renting your property in order to purchase, are looking at buy to let or would like a free review of your current portfolio then please call Jack who is a fully qualified and award-winning letting agent on 01752 500018

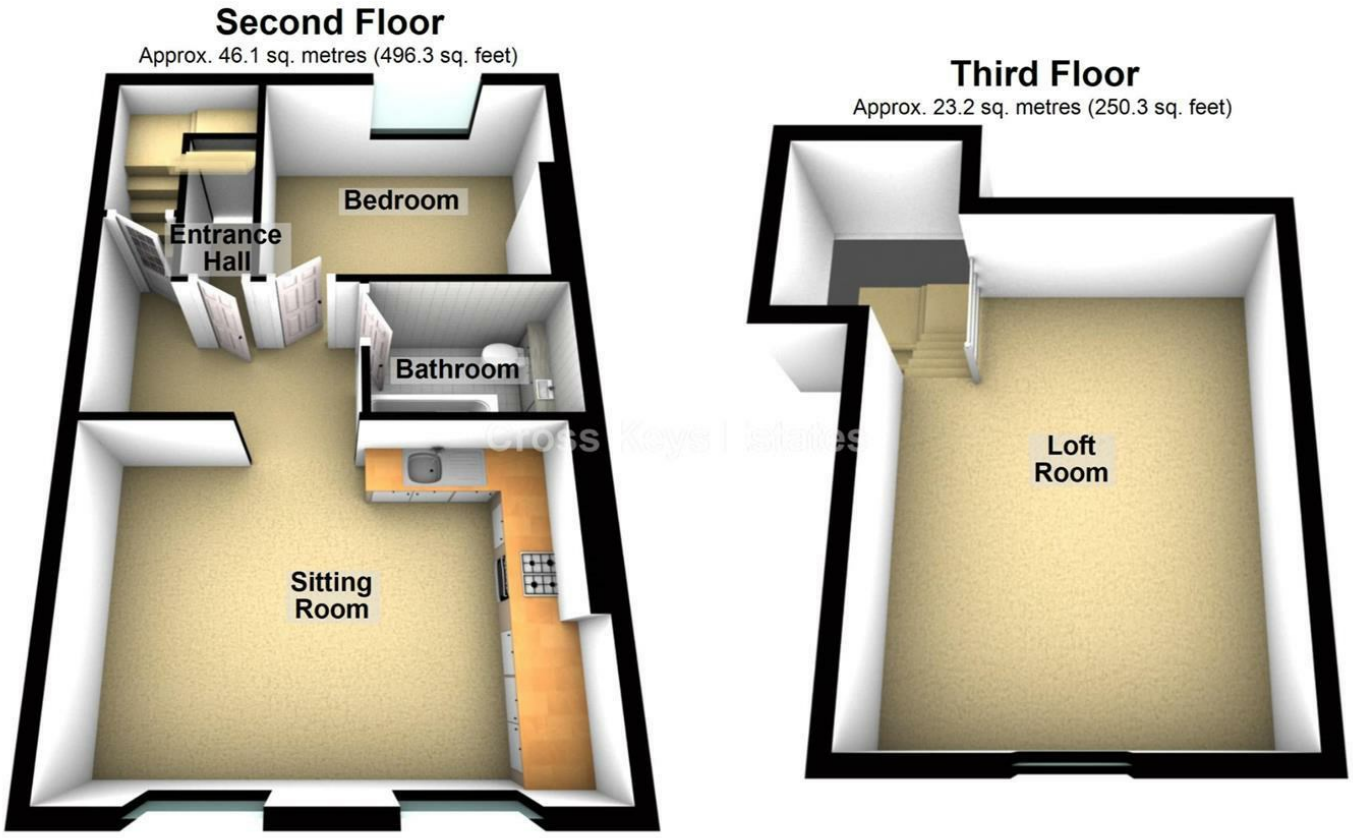
Financial Services
Cross Keys Estates are proud to work in partnership with The Mortgage Lab, our whole of market mortgage specialists. With over 18 years industry experience, they are able to source the very best deal to meet their customers circumstances. Offering professional and friendly advice on residential and investment mortgages. Please get in touch to arrange a free, no obligation appointment to see how they can help you. Tel. 01752 255905, Email.sarah@themortgagelab.co.uk



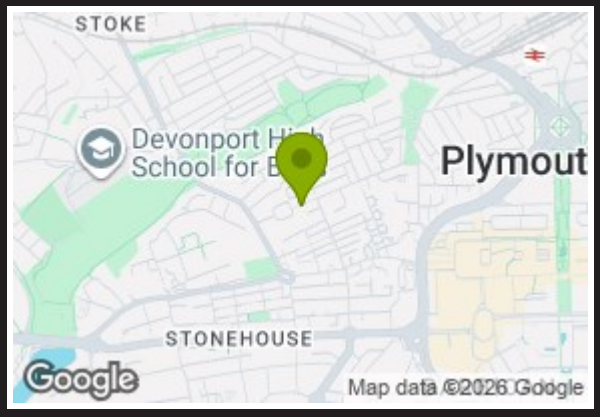


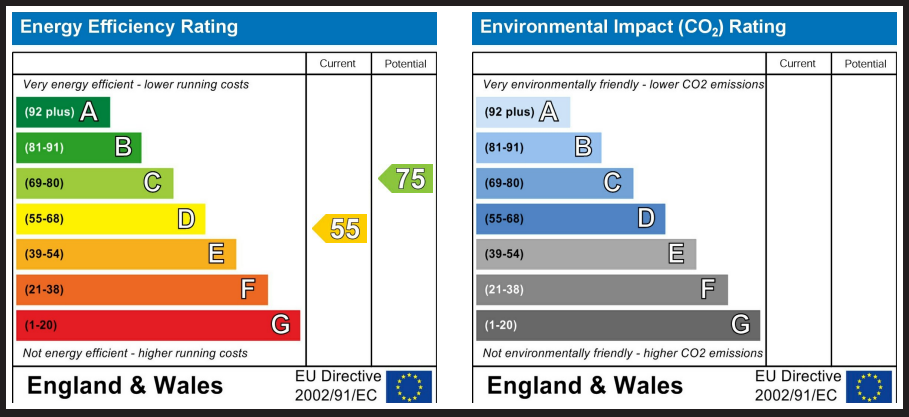






Total area: approx. 69.4 sq. metres (746.6 sq. feet)





VIEWINGS AND NEGOTIATIONS Strictly through the vendors agents, Cross Keys Estates MONEY LAUNDERING REGULATION 2003 AND PROCEEDS OF CRIME ACT 2002 Cross Keys Estates are fully committed to complying with The Money Laundering Regulations that have been introduced by the government. These regulations apply to everyone buying or selling a property, including companies, businesses and individuals within the United Kingdom or abroad. Should you either purchase or sell a property through this estate agents we will ask for information from you regarding your identity and proof of residence. We would ask for you to co-operate fully to ensure there is no delay in the sales/purchase process. IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

The Property Ombudsman

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Council Tax Band A

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