



LANG TOWN
& COUNTRY

155 Brittany Street, Millbay, Plymouth, Devon, PL1 3FP

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SALES

£160,000



Set within the vibrant and rapidly evolving Millbay waterfront, this superb third-floor apartment offers modern coastal living at its finest. Brittany Street forms part of an exciting regeneration project that blends contemporary residential buildings with new commercial spaces, all positioned around a dynamic waterside setting. With Plymouth City Centre, King Point Marina and the ever-popular Royal William Yard just a short stroll away, residents can enjoy an excellent selection of restaurants, cafés, leisure facilities and scenic waterside walks. Plymouth Hoe and the historic Barbican are also within comfortable walking distance, while the Cremyll Ferry—less than half a mile away—provides effortless access to the beautiful Mount Edgcumbe Estate and the Rame Peninsula.

Positioned on the westerly elevation, the apartment benefits from an open outlook, enjoying the best of the afternoon and evening sun—perfectly captured from the private balcony.

Accessed via a secure communal entrance from either Brittany Street or the gated car park, the building offers both stair and lift access to the third-floor landing.

Inside, the welcoming entrance hall provides generous space, along with a useful cupboard housing the district heating system and additional overhead storage. The bright and spacious lounge/diner enjoys a floor-to-ceiling window framing the westerly views, and sliding patio doors open directly onto the balcony—an ideal spot to unwind and enjoy the sunset. The adjoining kitchen area features a range of fitted units, electric oven and hob, integrated washing machine, space for fridge and freezer, and a stainless-steel sink with drainer.

The master bedroom is a well-proportioned double, also benefiting from the westerly aspect. Its en-suite shower room is fitted with a double shower and glazed bi-folding door, pedestal wash hand basin, dual-flush WC, part-tiled walls, illuminated mirror and practical fittings throughout. The guest bedroom is another generous space, again with a window to the west.

A modern family bathroom completes the accommodation, featuring a white suite with bath and shower over, glazed screen, pedestal wash hand basin, dual-flush WC, recessed lighting, mirror, shaver point and additional fittings.

Further benefits include allocated parking within the secure gated car park.

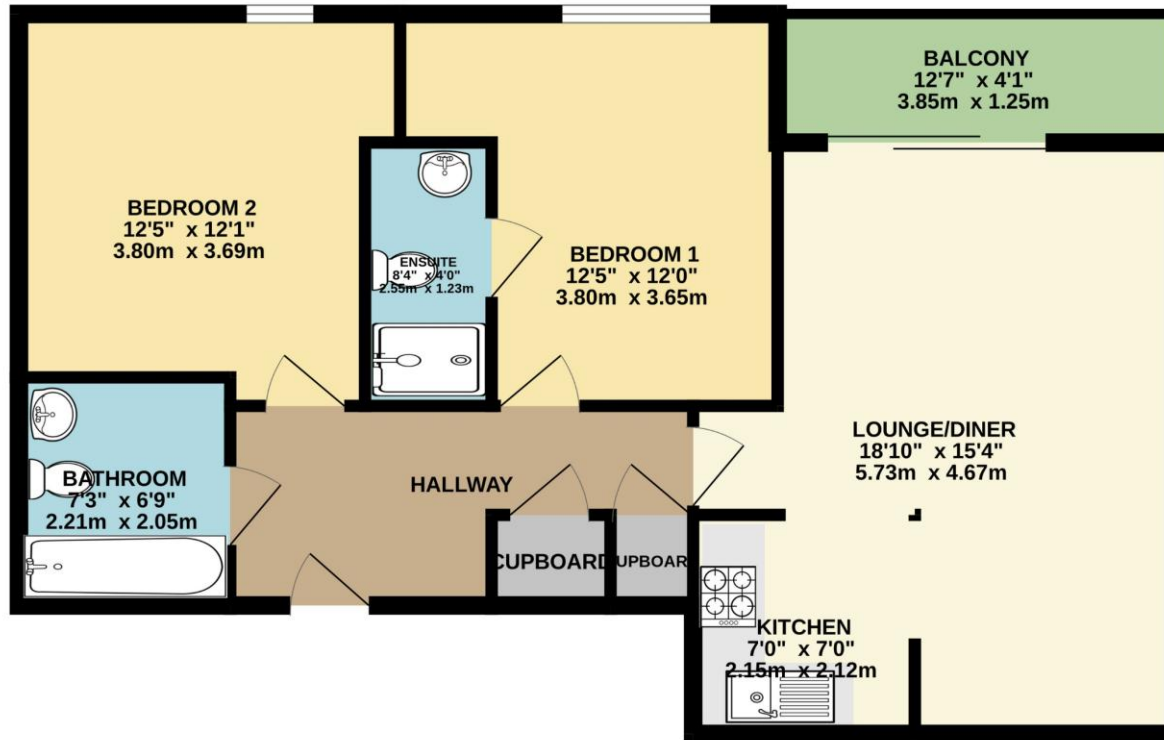
This attractive, well-located apartment offers a fantastic opportunity to enjoy contemporary waterfront living within one of Plymouth's most exciting regeneration areas. Ideal as a home, investment or coastal retreat.

Lease Information: We understand the apartment is held on Lease with 232 years remaining and subject to a service charge of approximately £2,500 per year from April 25 but this is subject to periodic review. The above information is provided in good faith although we would recommend that prospective purchasers consult their own solicitor for formal verification.



To view this property call Lang Town & Country Estate Agents on **01752 200 909**





TOTAL FLOOR AREA: 701 sq.ft. (65.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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