



Connells

Stable Cottages
Plymouth



Property Description

Located in the ever-popular area of Plympton, this well-presented two-bedroom mid-terraced cottage offers a wonderful blend of character, comfort, and convenience. The property is ideally positioned within walking distance of the Ridgeway Shopping Centre, providing excellent access to a range of shops, cafes, and local services.

Accommodation briefly comprises a welcoming entrance hallway leading to a spacious lounge/dining room, featuring an attractive LED fire, with built in media shelf which creates a warm and inviting focal point. The kitchen is bright and well-appointed, offering ample storage and worktop space, complemented by a useful utility area and a convenient ground floor W.C.

To the first floor, there are two generous double bedrooms, both enjoying good natural light, along with a well-equipped contemporary family bathroom. Externally, the property benefits from a neatly maintained front garden, and allocated parking space. The enclosed rear garden offers a private and low-maintenance outdoor space, ideal for relaxation or entertaining.

An excellent opportunity to acquire a characterful home in a sought-after location, perfectly suited to first-time buyers, downsizers, or investors.

Entrance Hall

Solid wood door to the front aspect, stairs to first floor, door access to lounge, radiator

Lounge

15' 7" max x 15' 2" max (4.75m max x 4.62m max)

Double glazed window to the front aspect, LED Fire with built in media shelf, radiator

Kitchen

9' 2" max x 8' 2" max (2.79m max x 2.49m max)

Double glazed window to the rear aspect. Modern fitted kitchen with wall and base units, one and half bowl sink and draining board with mixer tap, integrated fridge freezer and double oven, 4 ring gas hob, door access to downstairs cloakroom

Utility Room

5' 7" max x 4' 10" max (1.70m max x 1.47m max)

uPVC stable door to the rear aspect, fitted wall and base units, space for washing machine, boiler

Downstairs Wc

Concealed WC cistern, wash hand basin and vanity unit, fully tiled, chrome ladder towel rail

Landing

Door access to bedrooms and bathroom, loft access

Bedroom One

15' 3" max x 11' 9" max (4.65m max x 3.58m max)

Two double glazed windows to the front aspect, radiator

Bedroom Two

8' 11" max x 7' 9" max (2.72m max x 2.36m max)

Double glazed window to the rear aspect, radiator

Bathroom

Modern fitted bathroom suite comprising bath with shower over, concealed WC cistern, wash hand basin and vanity unit, storage cupboard, fully tiled, chrome towel rail

Front Garden

Level access, artificial grass and patio area, tap

Rear Garden

Fully enclosed with patio area, garden tap and outdoor sink, private enclosed and social area

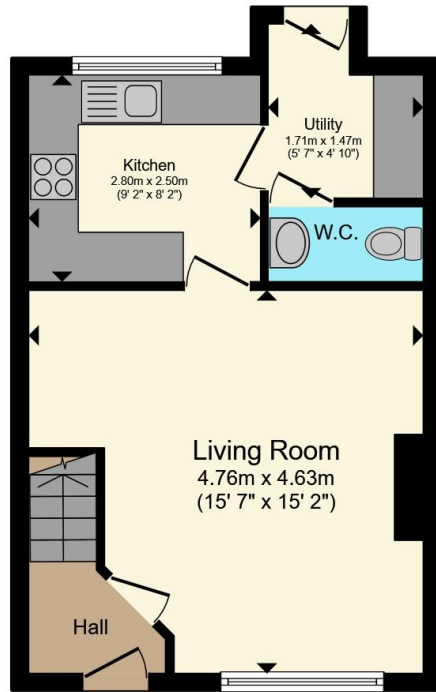
Parking

Allocated parking space

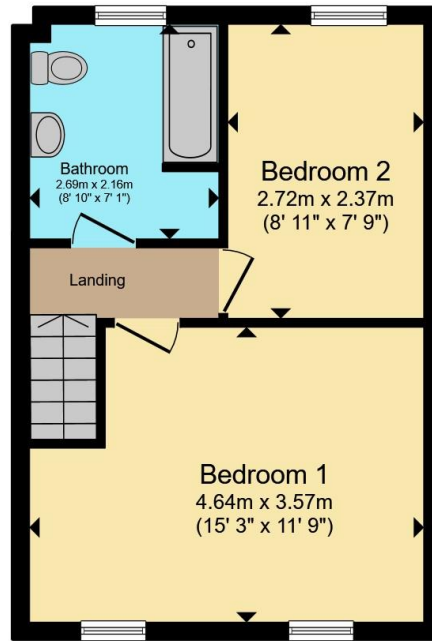
Agent's Note

There is a treatment plan in place for the eradication of Japanese Knotweed. Please ask the branch for more details so that you can make further enquiries as required for your own purposes.





Ground Floor



First Floor

Total floor area 69.4 m² (747 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



To view this property please contact Connells on

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EPC Rating: Council Tax
 Awaited Band: B

view this property online connells.co.uk/Property/PLN307618

Tenure: Freehold



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 will be 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, fittings or services and it is in the buyers interest to check the working condition of any appliances.

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