



14 Cromer Walk

| Plymouth | PL6 6HF

Offers over £139,999

We are pleased to present this two-bedroom, terraced property located in Plymouth.

The property consists of – Sitting room/Dining area, Kitchen, Two bedrooms, a Shower room, a WC and store.

This property offers well-presented accommodation and is located close to schools, a supermarket, eateries and Plymouth Hospital. Plymouth is nearby for extensive leisure and retail facilities and the A38 and A386 allow for easy access to the north, east and west of the country.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			86
(81-91) B			
(69-80) C			
(55-68) D		57	
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales			EU Directive 2002/91/EC

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Sitting Room/Dining Area

14'10" x 14'10"

This is a very large living space which is open-plan through an archway to the kitchen. The sitting room has a feature fireplace, coving, laminate flooring and French doors opening to the garden. The dining area has space for a family dining table and there is access from here to a lobby and store.

Kitchen

10'4" x 8'9"

This is a good sized kitchen with ample wall and base cabinets and a front aspect view. The kitchen is light-filled with coordinating worktops, floor and wall tiling and there is space below the worktops for appliances

Store

5'6" x 3'8"

A practical in-built store with indoor access.

Bedroom 1

14'9" x 9'3"

This light-filled double bedroom offers twin windows allowing for plentiful natural light. The bedroom has coving and carpeted flooring.

Bedroom 2

11'8" x 9'5"

A second, spacious double bedroom with in-built storage and a front aspect view. The bedroom offers coving and carpeted flooring.

Shower room

8'6" x 4'11"

This modern shower room offers a large walk-in shower enclosure with electric shower, vanity washbasin with integrated storage

WC

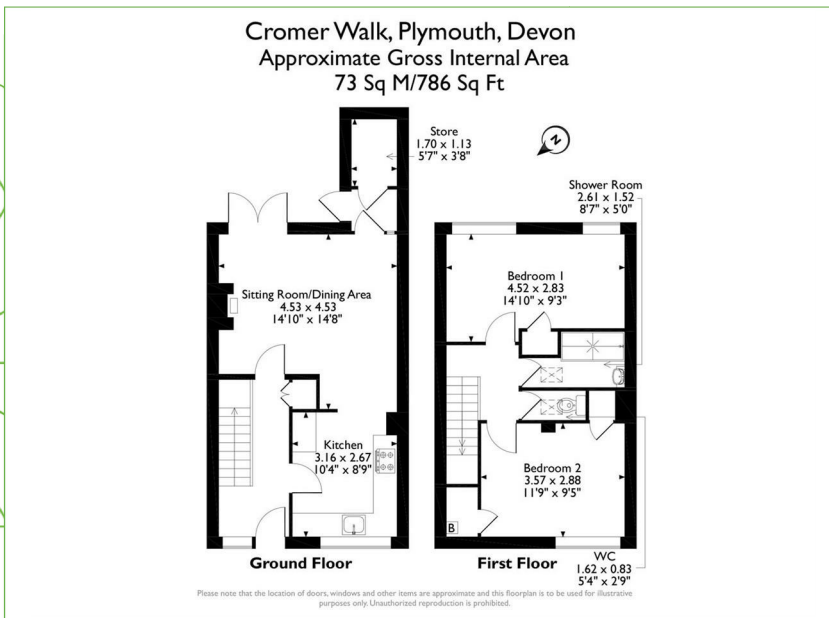
5'3" x 2'8"

This is a separate cloakroom with a white WC.

Garden

The property is approached over an enclosed, paved front garden with a path leading to the covered main entrance. The generous, enclosed rear garden is mostly laid to lawn with a path leading to a pedestrian access gate at the bottom of the garden through which there is parking space available. Adjoining the property, there is an area of paved patio - perfect for al fresco dining.

Disc



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