

Glendower Road, Plymouth, PL3 4LA

Asking Price £285,000 Freehold

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Glendower Road

Plymouth, PL3 4LA

- Mid Terraced Family Home
- Popular Peverell Location
- New Roof & Guttering
- Versatile & Flexible Accommodation
- No Onward Chain
- Four/Five Bedrooms
- Two Reception Rooms
- Plastered & Decorated Throughout
- Garage with New Roof
- Council Tax Band C

DC Lane are delighted to present this deceptively spacious four/five bedroom mid terrace property located within the highly sought after Peverell area, enjoying an enviable location and with easy access to the A38 and City Centre, whilst being within strolling distance of the expansive green spaces of Central Park, Hyde Park Shopping Parade and school.

Having undergone a wealth of improvements in recent years, the property offers an excellent blank canvas for a new owner to personalise and create a superb family home. Works include a new roof and guttering, complete replastering and redecoration throughout and new carpets, providing a fresh and contemporary starting point.

Through the vestibule, a welcoming hallway leads to the spacious front reception room, which features an attractive bay window. Double doors open through to the second reception room, creating a versatile and sociable living space. The breakfast room retains charming original built in alcove cupboards and leads through to the newly fitted kitchen, complete with new appliances and there is a rear porch with direct access to the garden, alongside a cloakroom/WC. The layout presents an exciting opportunity to open this area up and create a substantial open plan kitchen and utility space, subject to the necessary regulations.

To the first floor are two double bedrooms and a single bedroom. The rear tenement provides additional versatility, comprising two interconnecting rooms which could be configured as two further bedrooms, or alternatively utilised as a bedroom with dressing room, nursery or home office. and are all served by a shower room.

Externally, a rear courtyard garden has rear service lane access and a garage with new flat roof.

The property would benefit from the installation of gas central heating providing further improvement. With no onward chain, this is a sizeable and exciting property that offers genuine potential to create a beautifully remodelled and individual family home.





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Ground Floor	
Lounge	13'0" x 12'6" (3.98 x 3.83)
Dining Room	10'10" x 13'4" (3.32 x 4.07)
Breakfast Room	10'1" x 10'9" (3.08 x 3.28)
Kitchen	10'1" x 5'11" (3.08 x 1.81)
Cloakroom/WC	5'3" x 3'1" (1.61 x 0.95)
First Floor	
Bedroom One	11'0" x 12'7" (3.37 x 3.84)
Bedroom Two	11'0" x 13'4" (3.37 x 4.07)
Bedroom Three	5'4" x 9'1" (1.63 x 2.79)
Bedroom Four	10'1" x 5'10" (3.08 x 1.80)
Dressing Room	10'1" x 7'10" (3.08 x 2.41)
Shower Room	4'9" x 6'4" (1.46 x 1.95)



External

Garage	9'6" x 14'6" (2.91 x 4.43)

Directions

From Mutley Plain take Hyde Park Rd for 0.4 mi to Peverell and continue along Peverell Park Road. Turn left into Glendower Road and the property can be found on the right.

Scan for Material Information

Council Tax Band: C

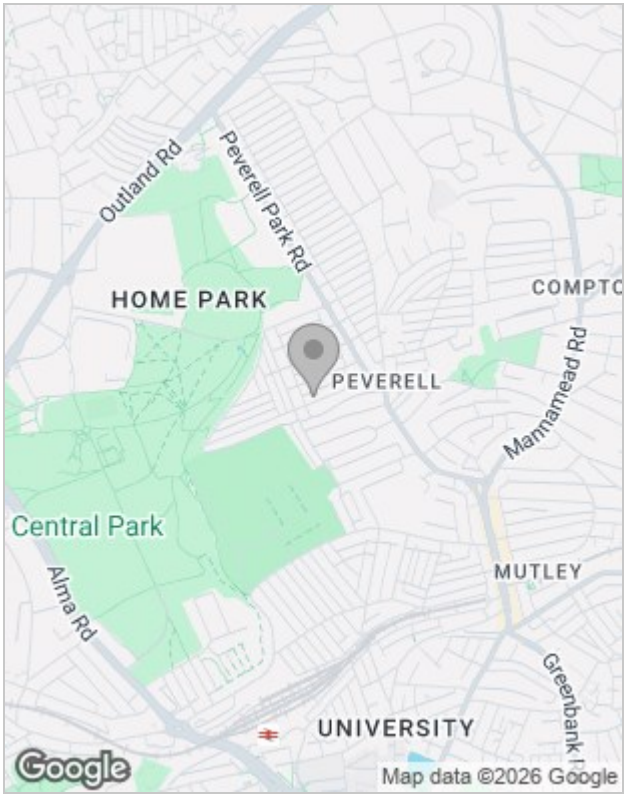




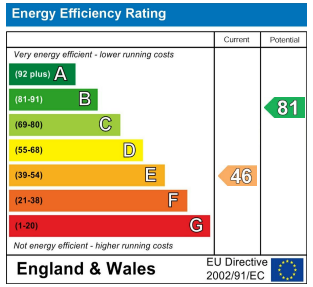
Floor Plans

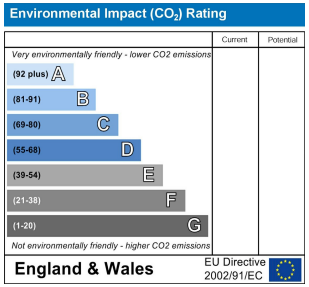


Location Map



Energy Performance Graph





Viewing

Please contact our DC Lane, Plymouth Office on 01752 874242
if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

All estate agents are legally required to carry out anti-money laundering checks on buyers and sellers under the UK Money Laundering Regulations. DC Lane may charge a fee of £36.00 Inc Vat per individual buyer. This fee covers the cost of completing those checks.

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