



**DC**  
LANE

SELL • LET • MANAGE

9 Craigie Drive, Plymouth, PL1 3JB

£195,000 Freehold

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£195,000

# 9 Craigie Drive

## Plymouth, PL1 3JB

- Historical Millfields Location
- One Double Bedroom
- Extensive Storage Throughout
- Lift Within Building
- Two Parking Spaces
- Second Floor Apartment
- Well Appointed Bathroom
- South Facing Vista
- Landscaped Grounds
- Council Tax Band B

DC Lane are delighted to present this superb property within the iconic Grade II listed 'The Millfields,' set in landscaped grounds on the former Royal Naval Hospital site. Surrounded by the original hospital wall, the development offers a secure gated environment with 24 hour vehicle and pedestrian access, providing residents with exceptional peace of mind in a relaxed community setting.

Pryn Court has been sympathetically converted into a collection of contemporary apartments preserving the exterior grandeur of this impressive 18th century building. Secure entry leads to a communal colonnade framed by granite columns and tall windows, with both lift and stair access. From the moment you enter this exceptional second floor apartment, it becomes clear that every detail has been carefully considered, with intelligently designed and discreetly integrated storage solutions thoughtfully curated throughout to enhance both functionality and aesthetic harmony. The hallway opens into a superb open plan lounge, kitchen and dining space, designed for both everyday living and entertaining. A bespoke media wall and concealed home office space sits within beautifully crafted cabinetry, while additional integrated storage maintains a clean, elegant aesthetic. The premium kitchen offers ample units, extensive worktop space and integrated appliances, including a full height fridge and separate freezer, combining practical design with contemporary style. Original sash windows and elegant flooring allow natural light to flood the space. The generous bedroom features deep fitted wardrobes and enjoys a desirable south facing outlook across the landscaped grounds, offering one of the finest views of the quadrangle. A sleek Jack-and-Jill bathroom includes a walk in bath for mobility assistance and a modern bidet toilet. A discreet utility cupboard further enhances the apartment's practicality. Two parking spaces and a share of the freehold add to the appeal of this splendid property.



### Second Floor

#### Open Plan Living/Kitchen

16'4" x 17'9" (5.00 x 5.42)

#### Bedroom

9'8" x 19'1" (2.97 x 5.82)

#### Jack & Jill Bathroom

5'6" x 8'7" (1.70 x 2.64)





## Directions

Head south on Mutley Plain to North Hill for 0.5 mi. Turn left onto Charles St and at Charles Cross Roundabout, take 4th exit onto Exeter St and at St Andrews Cross Roundabout, take 3rd exit onto Royal Parade for 0.3 mi. At Derrys Cross Roundabout, take 2nd exit onto Union St for 0.3 mi and at the roundabout, take 3rd exit onto Octagon St. At the roundabout, take 1st exit onto King St and at the roundabout, take 2nd exit onto Clarence Pl. The gated entrance of the Millfields can be found on the right and the property is located within.

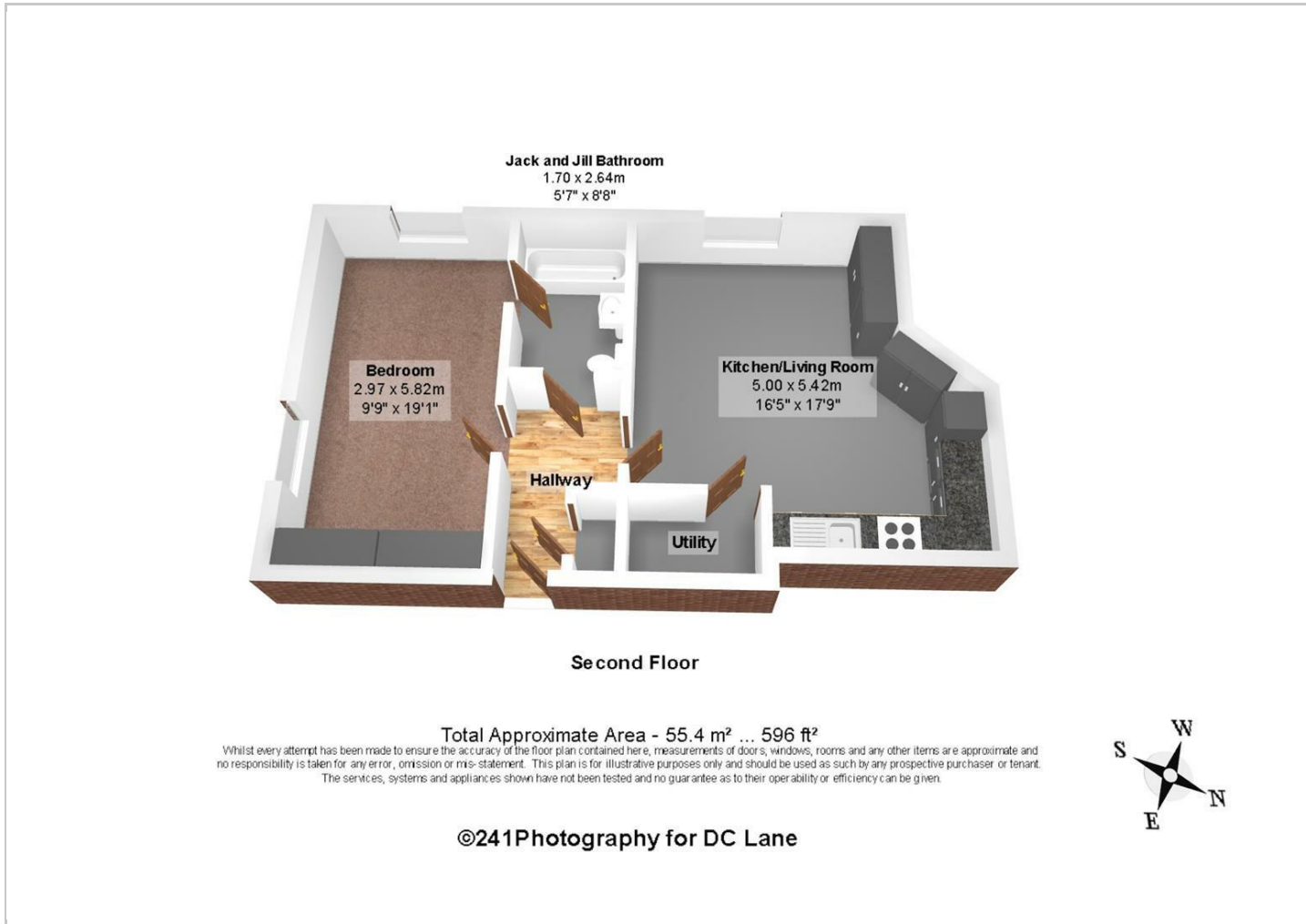
**Council Tax Band: C**

## Scan for Material Information

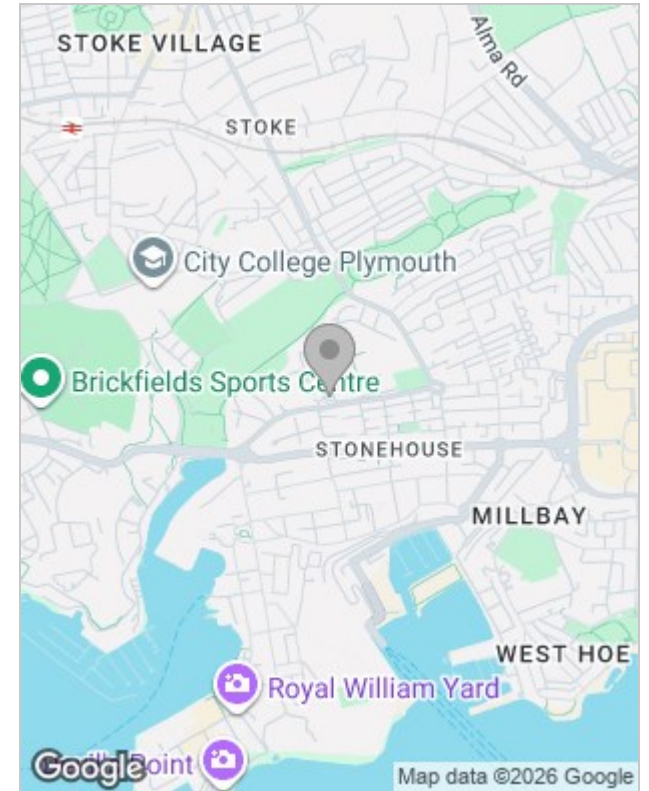




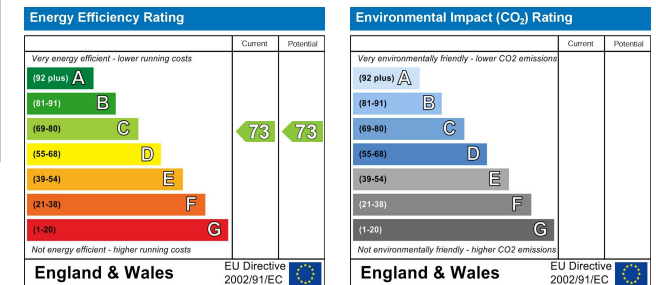
## Floor Plans



## 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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