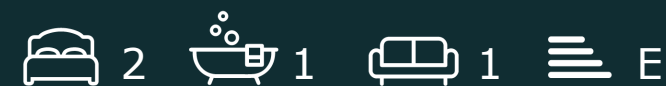


DC  
LANE

SELL • LET • MANAGE

St. Vincent Street, Plymouth, PL2 1JH

Price Guide £180,000 Leasehold





# St. Vincent Street

## Plymouth, PL2 1JH

- Spacious Maisonette - Victorian Building
- 2 Double Bedrooms
- High Ceilings
- Close Proximity to the Dockyard
- No Chain
- Private Garden
- Country Style Kitchen with Appliances
- Period Features
- Long leasehold Maisonette
- Council Tax Band

Guide Price £180,000 - 190,000

Spacious Ground Floor and First Floor Maisonette in Victorian Building

DC Lane is delighted to present this charming apartment, ideally located on Stoke just moments from the Dockyard and train Station, with a bus service route that takes you to the city centre regularly.

This converted late Victorian apartment offers ample accommodation across two floors. The apartment benefits from gas central heating and uPVC double glazing and includes a large entrance hall, a well-appointed modern country style fitted kitchen/diner with integrated appliances, a very large bathroom with bath and shower separate, and two very spacious double bedrooms, one of them with a walking wardrobe.

The living room has a large bay window allowing for plenty of natural light to flood in and a log burner for those cosy evenings after a long day of work or relaxed weekend in.

This property also has its own private garden with a timber built garden bar shed and space for plenty of outdoor furniture.

This property is offered with no onward chain, ready for any future purchaser to move in straight away.

A must view property to appreciate the space it offers, perfect for a first-time buyer or investor.

Call us today to arrange a viewing!

Price Guide £180,000



### Ground Floor

Kitchen/Diner 8'8" x 12'5" (2.65 x 3.81)

Bathroom 10'9" x 8'10" (3.30 x 2.70)

Lounge 17'7" x 13'3" (5.37 x 4.04)

Bedroom 1 20'2" x 13'3" (6.16 x 4.04)

### First Floor

Bedroom 2 10'9" x 17'1" (3.29 x 5.22)





## Directions

Start at 99 Mutley Plain (on Mutley Plain road) and head southeast toward the city centre. Continue straight until you reach the junction with North Hill / North Road. Stay on Mutley Plain which becomes North Hill, then join North Road leading into the city centre. From North Road head into the Devonport / St Vincent Street area: you'll take the road that leads you from the city centre toward Devonport. When you reach St Vincent Street, turn into it and continue to number 11.

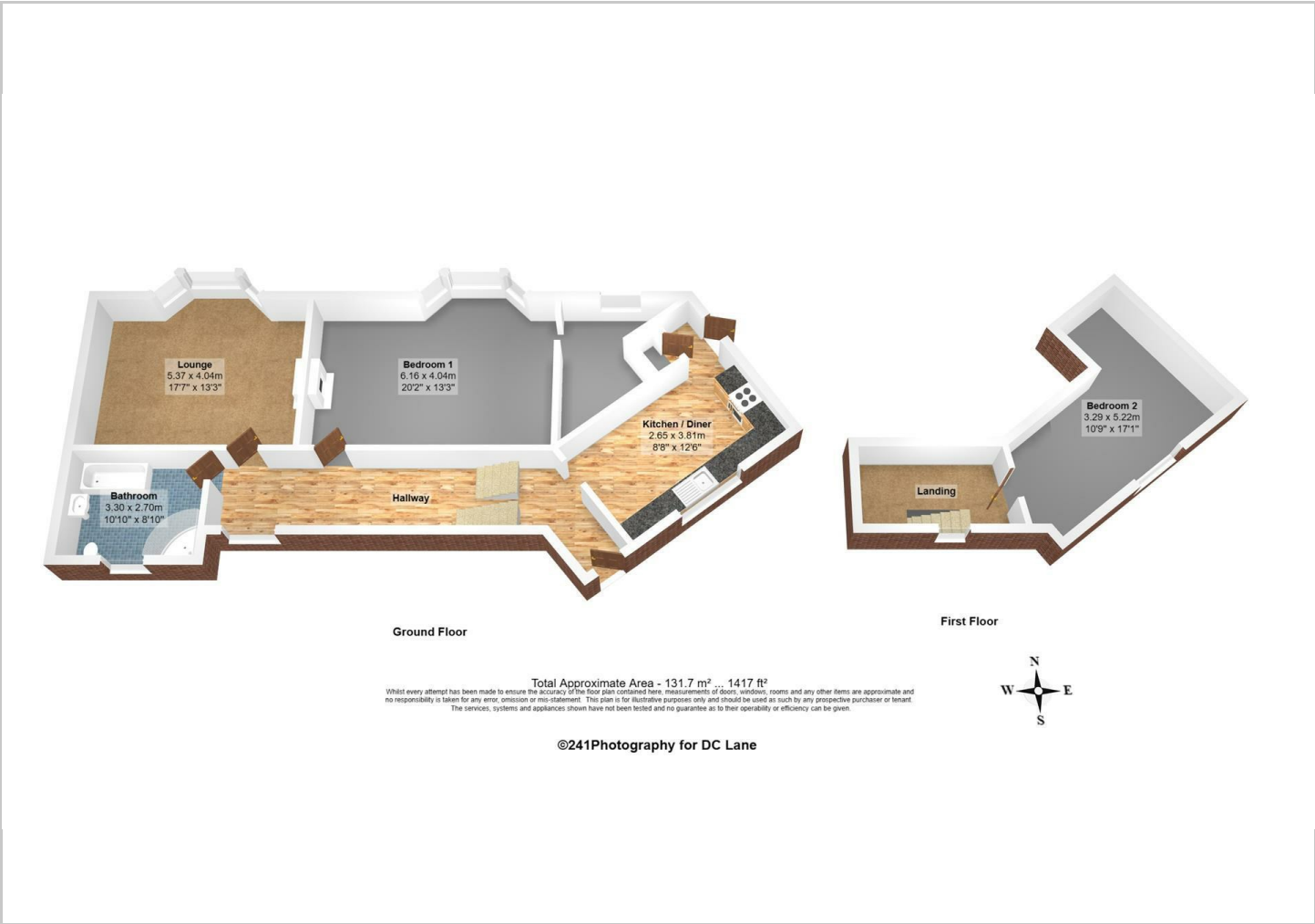
**Council Tax Band: B**

## Scan for Material Information





Floor Plans

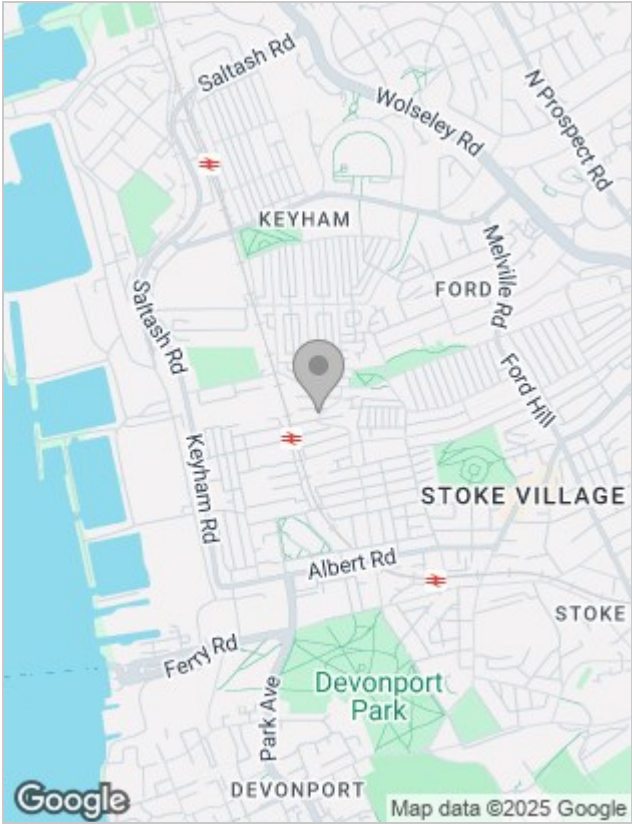


Viewing

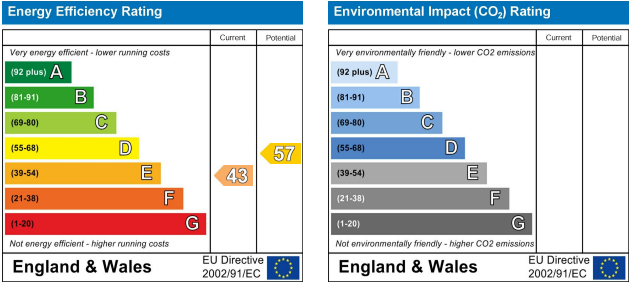
Please contact our DC Lane, Plymouth Office on 01752 874242 if you wish to arrange a viewing appointment for this property or require further information.

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.

Location Map



Energy Performance Graph



99 Mutley Plain, Mutley, Plymouth, Devon, PL4 6JJ  
01752 874242 | hello@dclane.co.uk | www.dclane.co.uk