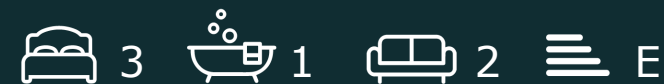


DC
LANE

SELL • LET • MANAGE

Providence Place, Plymouth, PL1 5QS
£325,000 Freehold





Providence Place

Plymouth, PL1 5QS

- Mid Terraced Period Home
- Located within Stoke Conservation Area
- Generous Kitchen/Breakfast Room
- Spacious Accommodation
- Pretty Walled Rear Garden
- Three Double Bedrooms
- Two Reception Rooms
- Utility Room & Walk In Pantry
- Wealth Character Features
- Council Tax Band C

DC Lane are extremely proud to introduce to the market this exquisite period home located in the highly sought after 'Stoke Damerell Conservation Area' within strolling distance to fashionable Stoke Village, walking distance to the City Centre and with easy access to the A38 and major routes.

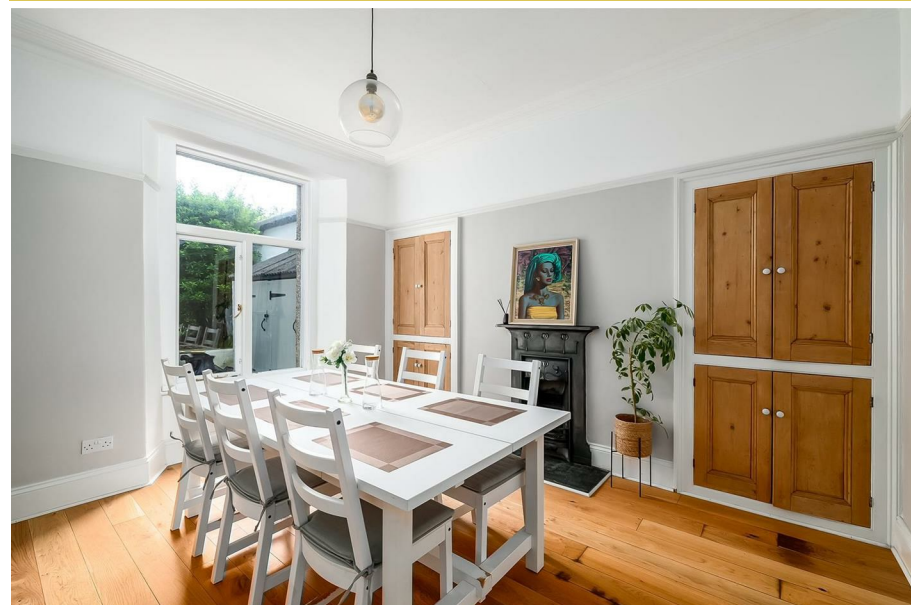
Offering ideal family living and entertaining space this superb property offers a wealth of character features including period fireplaces, window shutters, stripped floorboards and sash windows. The welcoming hallway with storage cupboards and cloakroom/wc opens into a lovely reception room featuring a period fireplace and window shutters and a further reception room which would make an ideal dining room has a period fireplace and built in cupboards. Be prepared to be 'WOWED' by the generous kitchen/breakfast room with range style cooker and an abundance of cabinets, oak worktop, space for a large table and chairs and stable door to the garden. With natural light flooding through this most certainly is the 'heart of the home.' A further door leads into the utility room and sliding barn door opens into a walk in pantry.

To the first floor there are three double bedrooms, the spacious master spanning the width of the property with views over the area and are serviced by a well appointed 'boutique hotel style' bathroom including shower enclosure and roll top bath

Externally, the pretty walled courtyard garden with mature trees and shrubs is private and secure making a wonderful space for relaxation or alfresco entertainment with a gate leading to the rear service lane and external storage sheds.

We believe this splendid property is attractive to families, due to the catchment area for excellent local schools and couples alike. Tastefully presented, oozing character and charm a viewing is highly recommended - an exceptional home in an enviable location.

£325,000



Ground Floor

Lounge 15'9" x 13'11" (4.81 x 4.25)

Dining Room 12'11" x 13'2" (3.95 x 4.03)

Kitchen/Breakfast Room
9'10" x 20'6" (3.02 x 6.25)

Utility Room

Pantry

Cloakroom/WC

First Floor

Bedroom One 19'7" x 13'11" (5.97 x 4.25)

Bedroom Two 12'11" x 13'2" (3.95 x 4.03)

Bedroom Three 9'10" x 14'4" (3.02 x 4.37)

Bathroom 6'5" x 14'0" (1.98 x 4.28)





Directions

From the DC Lane office, head South on Mutley Plain, turning Right onto Ford Park Road. Follow the road to the end and take the 2nd exit onto Stuart Road. Follow and take the 1st exit onto Wilton Street. Continue to the end of the road, through the traffic lights and continue along Paradise Road, turning left into Providence Place and the property can be found on the left.

Council Tax Band: C





Ground Floor

- Pantry
- Utility Room
- Kitchen / Breakfast Room
3.02 x 6.25m
9'11" x 20'6"
- Hallway
- Dining Room
3.95 x 4.03m
13'0" x 13'3"
- Lounge
4.81 x 4.25m
15'9" x 13'11"

First Floor

- Bedroom 3
3.02 x 4.37m
9'11" x 14'4"
- Bathroom
1.99 x 4.28m
6'6" x 14'0"
- Landing
- Bedroom 2
3.95 x 4.03m
13'0" x 13'3"
- Bedroom 1
5.97 x 4.25m
19'7" x 13'11"

Total Approximate Area - 155.0 m² ... 1668 ft²

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser or tenant. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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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.

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A map of Stoke-on-Trent, UK, showing the areas of Stoke Village, Stoke, Devonport, and Stonehouse. The map highlights several key locations: Devonport High School for Boys (marked with a grey pin), Devonport Park (marked with a green pin), and Brickfields Sports Centre (marked with a green pin). The River Trent is visible at the bottom of the map. The map also shows the A386 road and the B3396 road. The map is credited to Google, with map data from 2024.

Energy Efficiency Rating	Current	Potential	Environmental Impact (CO ₂) Rating	Current	Potential
Very energy efficient - lower running costs (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not energy efficient - higher running costs	80	53	Very environmentally friendly - lower CO₂ emissions (92 plus) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO₂ emissions		
England & Wales EU Directive 2002/91/EC			England & Wales EU Directive 2002/91/EC		