DC LANE

SELL • LET • MANAGE

Lydford Park Road, Plymouth, PL3 4LQ

£190,000 Freehold

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Lydford Park Road

Plymouth, PL3 4LQ

£190,000

- Mid Terraced House
- Two Double Bedrooms
- Gas Central Heating
- Rear Courtyard Garden
- Close to Central Park
- Peverell Location
- In Need of Upgrading
- Double Glazing
- No Onward Chain
- EPC Grade D

DC Lane are delighted to present an Edwardian mid terraced house in a popular Peverell road, with it's close proximity to Hyde Park school, shops and entrance to Central Park a short stroll away. The property is in need of some modernisation however this lovely family home has been well maintained.

The approach to the front and entrance vestibule are level access opening into the hallway with understairs storage cupboard. There are two reception rooms, living room and sliding doors into the dining room. The kitchen has a range of units and door access into the garden. The shower room is at the rear of the property. To the first floor there are two double bedrooms.

Externally there is a low maintenance paved courtyard with storage shed and pedestrian gate offers access to the rear service lane. The property also benefits from double glazing, gas central heating and no onward chain.

This lovely property offers huge potential and would make an ideal First Time Buy or Buy To Let.

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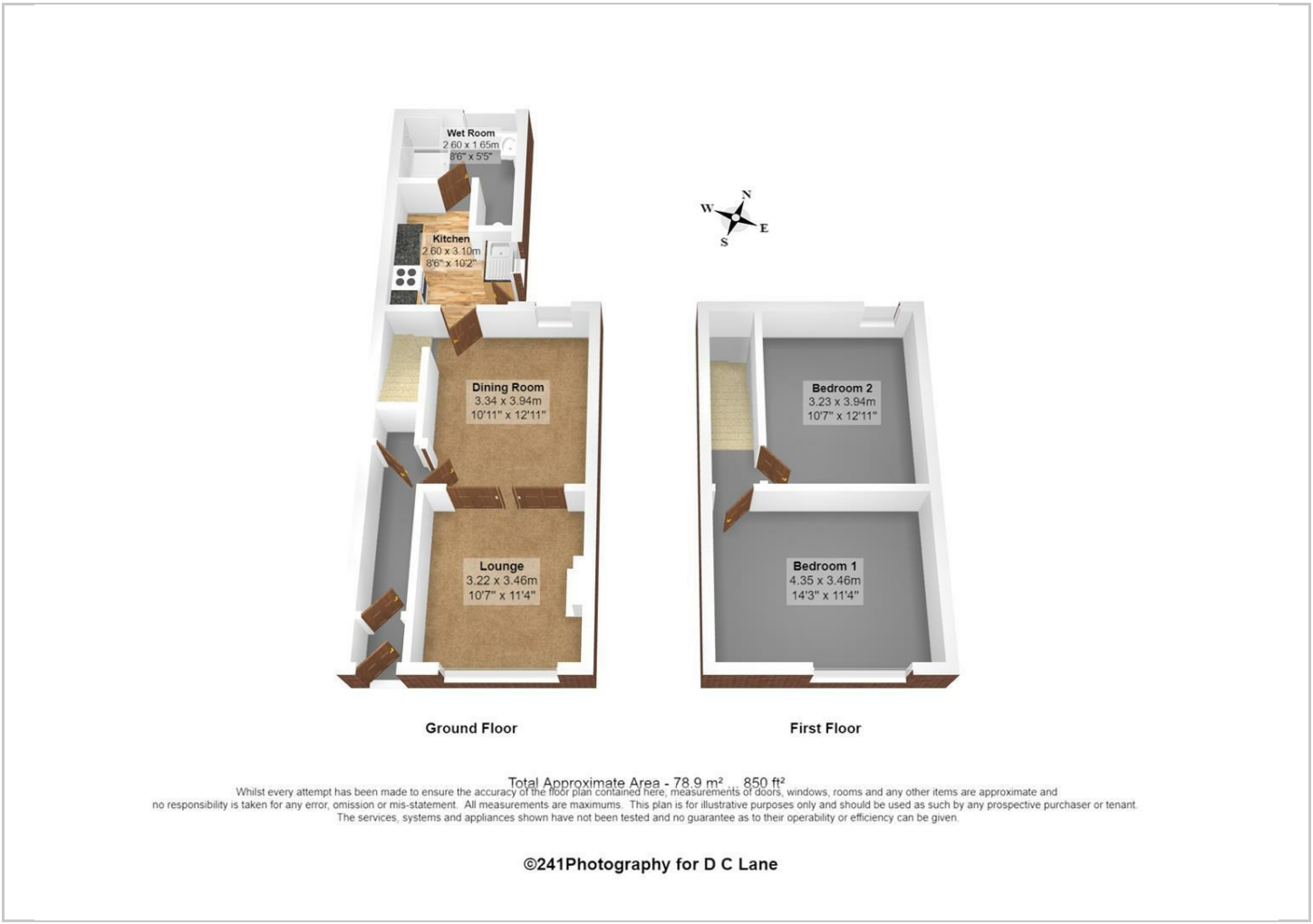
Ground Floor	
Living Room	10'6" x 11'4" (3.22 x 3.46)
Dining Room	10'11" x 12'11" (3.34 x 3.94)
Kitchen	8'6" x 10'2" (2.60 x 3.10)
Shower Room	8'6" x 5'4" (2.60 x 1.65)
First Floor	
Bedroom One	14'3" x 11'4" (4.35 x 3.46)
Bedroom Two	10'7" x 12'11" (3.23 x 3.94)

Directions

From Mutley Plain take Hyde Park Rd for 0.4 mi to Peverell and continue along Peverell Park Road turning left into Glendower Road. Continue down and turn right into Durban Road and then left into Lydford Park Road the property can be found on the right.

Council Tax Band:

Floor Plans



Total Approximate Area - 78.9 m² ... 850 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. All measurements are maximums. 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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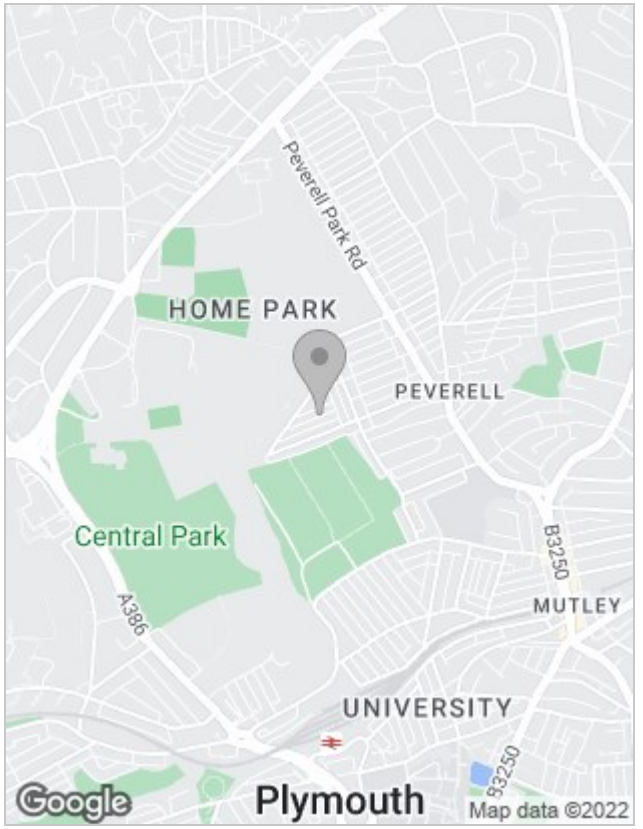
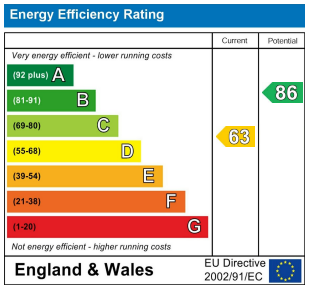
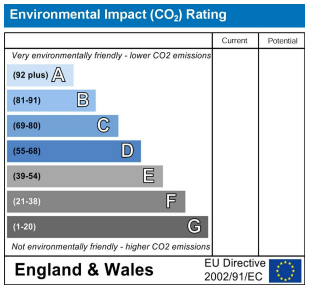
Location Map



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.

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