



DC
LANE

SELL • LET • MANAGE

Royal William Yard, Plymouth, PL1 3GD

£210,000 Leasehold

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£210,000

Royal William Yard

Plymouth, PL1 3GD

- Historical Building
- One Double Bedroom
- Open Plan Living
- Lift Within Building
- No Onward Chain
- Royal William Yard Location
- Mezzanine Level
- Security Entrance
- Duplex Apartment
- Council Tax Band C

DC Lane are delighted to present a duplex apartment within the iconic Grade II listed Royal William Yard development, steeped in maritime history and positioned with wonderful views alongside the River Tamar, a beautiful place in which to live, work, dine, shop, attend events or simply relax by the water.

'Mills Bakery' boasts numerous original features including exposed beams, some wide oak floor boards, limestone walls with granite corbels and cast iron columns. This superb character second floor apartment offers modern open plan living with walnut flooring. The kitchen has integral appliances including oven, fridge and dishwasher with double door cupboard for plentiful storage, the living/dining area is spacious and features an 'old school type' radiator.. There is a useful utility cupboard with washing machine and further storage and modern shower room with shower enclosure. Stairs rise to the generous mezzanine bedroom which overlooks the open plan living area downstairs and features a character skylight. There is a lift within the building for easy access.

With natural light flooding the property throughout and the enviable Royal William Yard location a viewing is highly recommended for the chance to live in such stunning historical surroundings.

Parking permits are purchased from SIP car parks who manage all the parking on the Royal William Yard estate, buyers would have to make their own enquiries.



Ground Floor

Lounge/Kitchen 24'10" x 10'4" (7.58 x 3.16)

Shower Room

Mezzanine

Bedroom 22'7" x 10'4" (6.90 x 3.16)





Directions

From the DC Lane office head south on Mutley Plain onto North Hill Bear left on to Charles Street and at roundabout, take 4th exit on to Exeter Street and at roundabout, take 3rd exit on to Royal Parade. After 0.3 mi turn left on to Derry's Cross and keep straight on Union Street for 0.2 mi. At roundabout, take 2nd exit and after 0.5 mi at roundabout, take 1st exit on to Durnford Street. Keep straight on for 0.3 mi and turn right on to Royal William Road. At roundabout, take 2nd exit into The Royal William Yard and the building can be

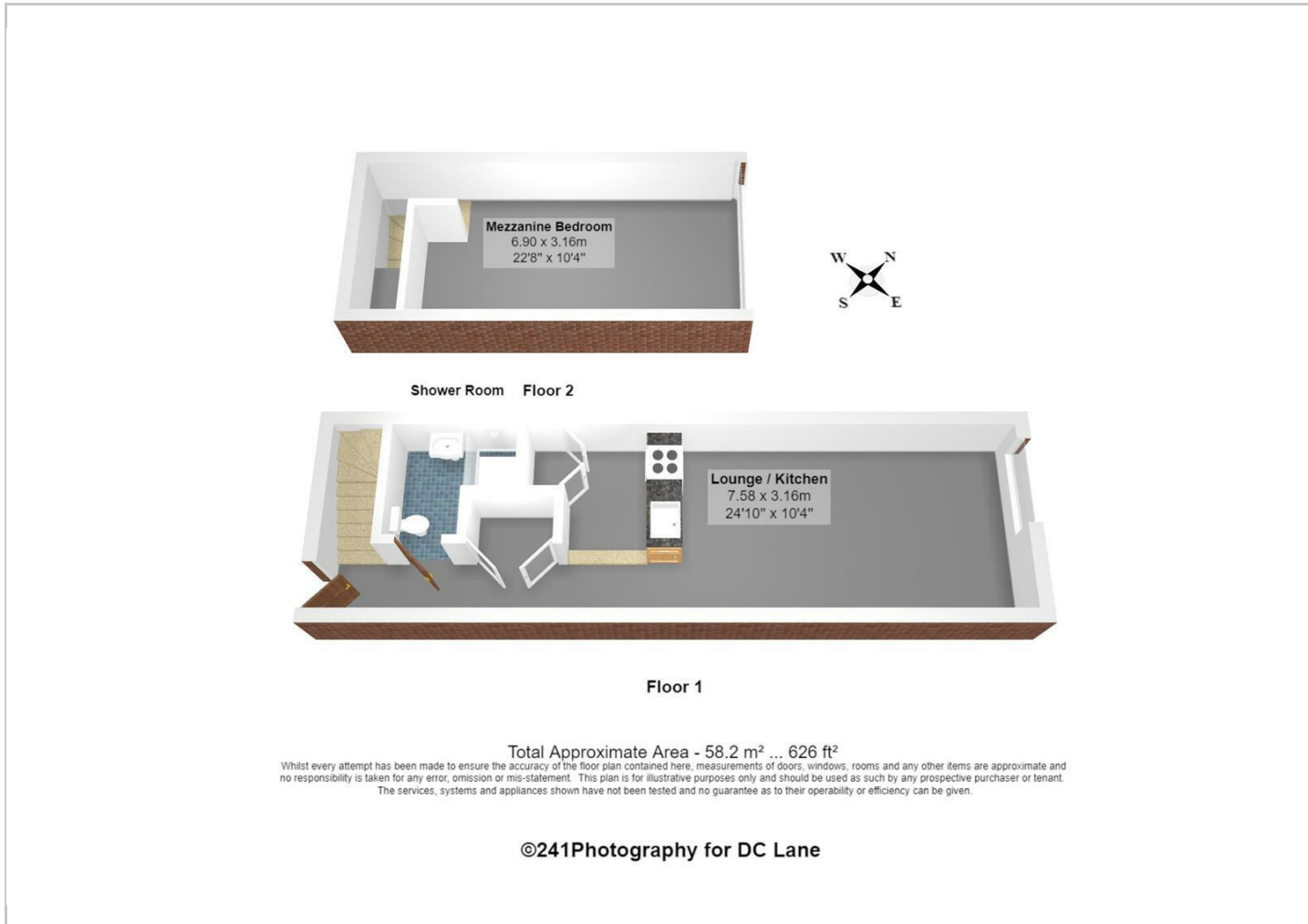
Council Tax Band: C



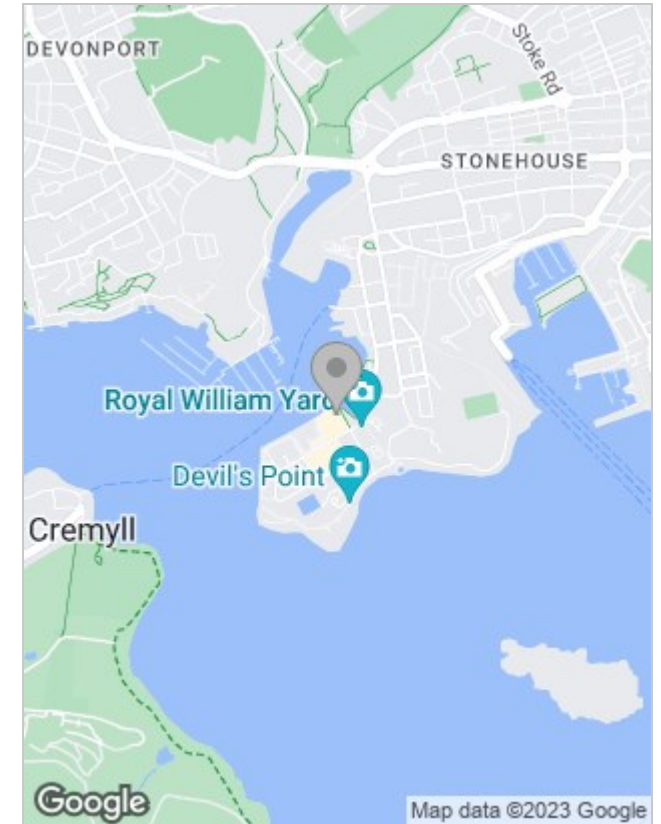


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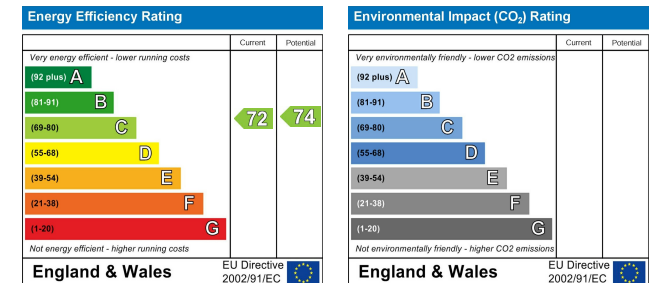
Floor Plans



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.

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