

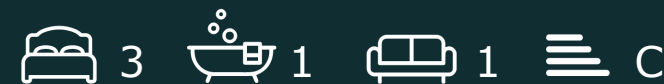


DC  
LANE

SELL • LET • MANAGE

Beechwood Avenue, Plymouth, PL4 6PW

£195,000 Leasehold - Share of Freehold





# Beechwood Avenue

Plymouth, PL4 6PW

- First Floor Apartment
- Mutley Central Location
- Luxurious Bathroom
- Viewing Highly Recommended
- No Onward Chain
- Three Bedrooms
- Spacious Accommodation
- Period Features
- Lease Extension being Created
- Council Tax Band A

DC Lane are delighted to present this beautifully proportioned first floor apartment, ideally situated in an enviable central location just moments from Mutley Plain, Central Park, within walking distance to the city centre and with easy access to the A38 and all major routes. An attractive red brick facade enhances the character of this period property.

Positioned on the first floor the spacious lounge features a charming period fireplace and a square bay window creating a bright and inviting living space. The master bedroom offers fitted wardrobes, while a further double bedroom benefits from external access to a staircase leading to the communal courtyard. A third single bedroom provides flexibility for guests, a home office or nursery. The kitchen is fitted with an extensive range of wood cabinets, and the luxurious bathroom is appointed with a modern suite including a bath and separate shower cubicle.

Particularly spacious and with a fresh, neutral colour scheme, the apartment feels bright, spacious and easy to style. Offered with no onward chain, this property represents an excellent opportunity for both homeowners and investors alike due to the proportions and enviable location and a viewing is highly recommended.

Please note a lease extension is being created during conveyance.

£195,000



## First Floor

|             |                              |
|-------------|------------------------------|
| Lounge      | 12'5" x 14'10" (3.80 x 4.54) |
| Kitchen     | 7'11" x 9'5" (2.42 x 2.88)   |
| Bedroom One | 12'5" x 15'6" (3.80 x 4.73)  |
| Bedroom Two | 11'7" x 13'1" (3.55 x 4.00)  |
| Bathroom    | 9'5" x 8'11" (2.88 x 2.72)   |





## Directions

From the DC Lane office Head on Mutley Plain/B3250 Turn left onto Ford Park Rd 0.2 mi Turn left onto Beechwood Ave 0.2 and the property is found on the right.

## Scan for Material Information

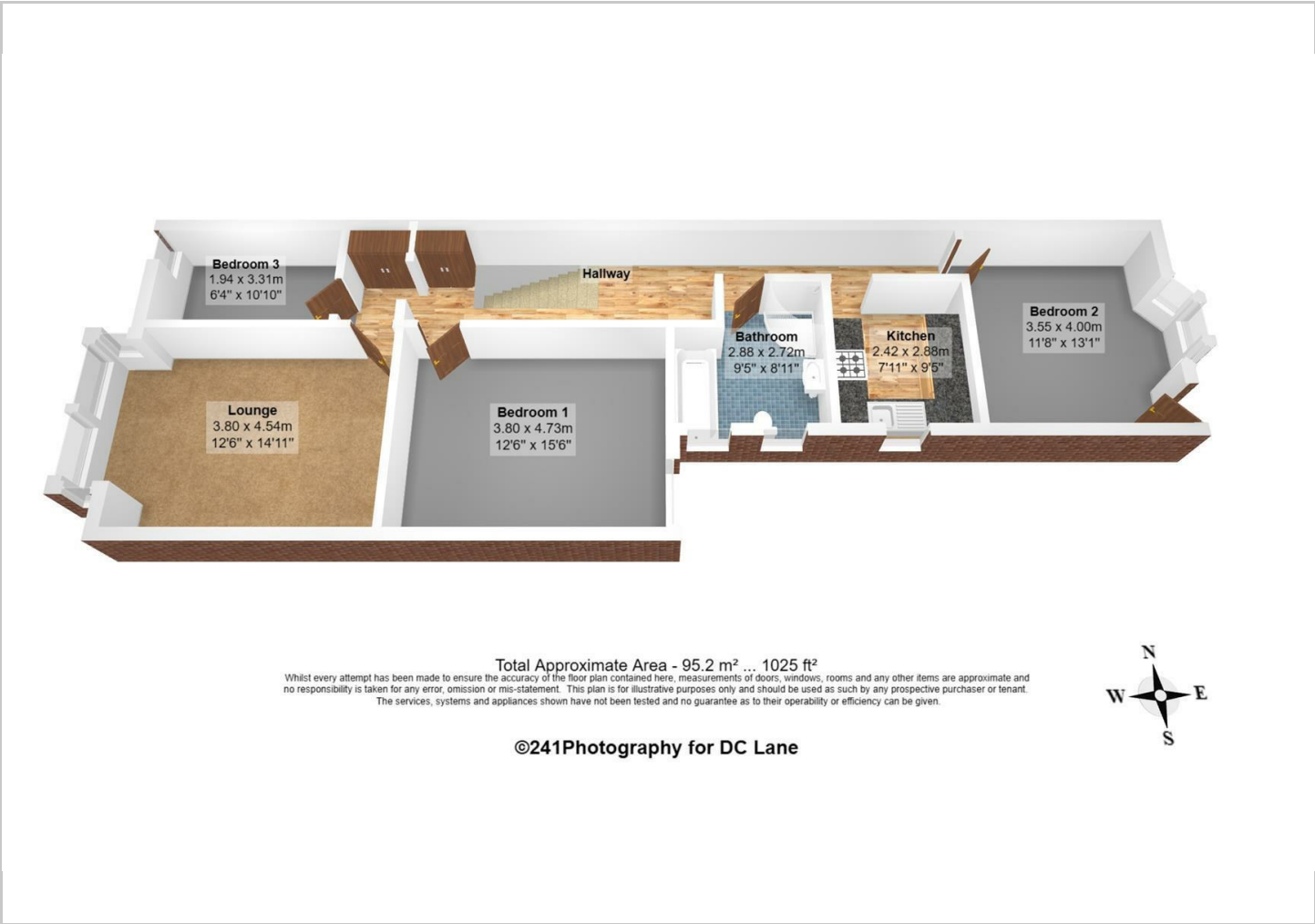


**Council Tax Band: A**





Floor Plans

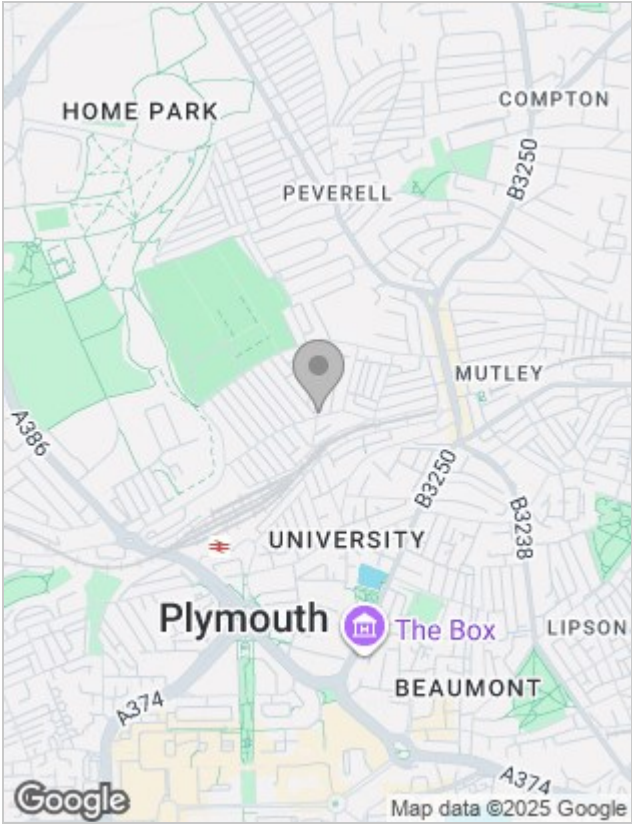


Viewing

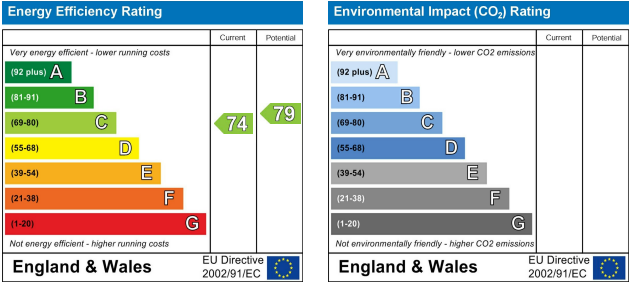
Please contact our DC Lane, Plymouth Office on 01752 874242 if you wish to arrange a viewing appointment for this property or require further information.

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



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