



33 Lympne Avenue

Ernesettle, Plymouth, PL5 2PS

£925 PCM



Mid-terraced family home available to let on a long-term basis, with unfurnished accommodation briefly comprising a modern kitchen & spacious living area, 3 bedrooms & modern bathroom with an enclosed garden to the rear.



33 LYMPNE AVENUE, ERNESETTLE, PLYMOUTH PL5 2PS

ACCOMMODATION

Front door opening into the hall.

HALL 12'10 x 5'10 inc stairs (3.91m x 1.78m inc stairs)

Staircase ascending to the first floor with cupboard beneath housing the gas meter. Doors leading to the ground floor accommodation.

LOUNGE 15'3 into bay x 12'7 (4.65m into bay x 3.84m)

3-sided bay window to the front with far-reaching countryside views. Chimney breast with wall lights either side. Doorway leading into the dining room.

DINING ROOM 10'5 x 8'11 (3.18m x 2.72m)

Laminate flooring. Window to the rear elevation overlooking the garden. Doorway opening into the kitchen.

KITCHEN 9'5 x 10'5 (2.87m x 3.18m)

Range of base and wall-mounted cabinets with matching white fascias and contrasting work surfaces. Inset stainless-steel single-drainer sink unit. Built-in oven. Separate hob. Stainless-steel cooker hood. Recently-fitted wall-mounted Ideal Exclusive gas boiler concealed by a matching cabinet. Window to the rear. Door to the rear leading to outside. Additional original under-stairs cupboard with shelving, housing the electric meter and consumer unit.

FIRST FLOOR LANDING

Providing access to the first floor accommodation. Loft hatch.

BEDROOM ONE 12'11 x 10'11 (3.94m x 3.33m)

Window to the front elevation with superb far-reaching views.

BEDROOM TWO 10'10 x 10'5 (3.30m x 3.18m)

Window to the rear elevation overlooking the garden.

BEDROOM THREE 9'8 x 7'8 (2.95m x 2.34m)

Window to the front elevation.

BATHROOM 7'8 x 7'6 (2.34m x 2.29m)

Contemporary suite comprising bath with shower system over and glass shower screen, wash handbasin with a cabinet beneath and wc. Partly-tiled walls. Chrome radiator/towel rail. Obscured window to the rear elevation.

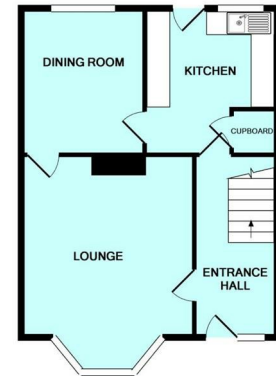
OUTSIDE

To the front a paved pathway leads to the main front entrance, beside which is an area of garden. To the rear the southerly-facing garden is laid to lawn and chippings and includes a masonry shed.

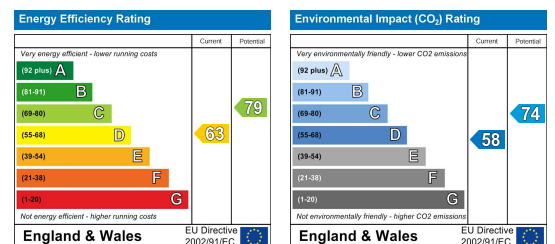
Area Map



Floor Plans



Energy Efficiency Graph



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