



53 Downfield Drive

Plympton, Plymouth, PL7 2DP

£210,000



Generously-sized home situated in a central part of Plympton & briefly comprising an entrance porch & hallway, lounge/diner & kitchen, whilst upstairs there are 2 double bedrooms & a shower room. Outside the property there is a garden to the front & a sunny rear garden, with a garage in a nearby block.



DOWNFIELD DRIVE, PLYMPTON, PLYMOUTH PL7 2DP

ACCOMMODATION

uPVC double-glazed door opening into the entrance hall.

ENTRANCE HALL 6'3" x 3'6" (1.93 x 1.08)

Door opening to the lounge/diner. Open plan access into the kitchen.

KITCHEN 9'3" x 9'0" (2.83 x 2.76)

Fitted with a matching range of base and wall-mounted units incorporating a roll-edged laminate worktop with inset 4-burner gas hob and stainless-steel extractor over. Inset one-&a-half bowl stainless-steel sink unit with mixer tap. Integral oven. Spaces for dishwasher, washing machine and upright fridge/freezer. uPVC double-glazed window to the front elevation.

LOUNGE/DINER 17'7" x 12'10" (5.36 x 3.93)

Stairs ascending to the first floor landing with storage cupboard beneath. uPVC double-glazed door opening to the porch. uPVC double-glazed window to the rear elevation.

FIRST FLOOR LANDING 8'9" x 5'11" (2.67 x 1.81)

Doors providing access to the first floor accommodation. Up-&-over hatch providing access to the loft.

BEDROOM ONE 12'11" x 8'7" (3.95 x 2.64)

uPVC double-glazed windows to the front elevation.

BEDROOM TWO 12'10" max x 9'7" (3.92 max x 2.93)

Over-stairs storage cupboard. Space for shelving units. uPVC double-glazed window to the rear elevation.

SHOWER ROOM 8'7" x 6'6" (2.63 x 1.99)

Fitted with a matching suite comprising a double-sized walk-in shower unit with mains-fed waterfall attachment, vanity-style wash handbasin with mixer tap and storage beneath and close-coupled wc. Chrome heated towel rail. Extractor. Obscured uPVC double-glazed windows to the side elevation.

OUTSIDE

The property is approached via a slabbed walkway, bordered by an area of lawn, shrubs and bushes. The rear garden is enclosed, tiered and laid for ease of maintenance, mainly to decking with a storage shed and a wooden access gate.

COUNCIL TAX

Plymouth City Council
Council Tax Band: B

SERVICES

The property is connected to all the mains services: gas, electricity, water and drainage.

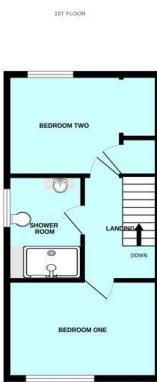
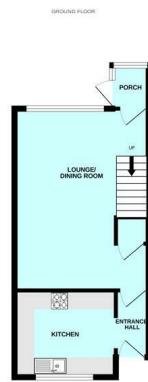
WHAT3WORDS

//goad.pizza.taker

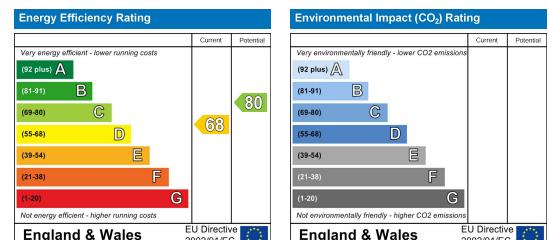
Area Map



Floor Plans



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.