



10 Upper Ridings

Plympton, Plymouth, PL7 5LD

£280,000



Beautifully-presented 3-bed mid-terraced home tucked away in a sought-after cul-de-sac, boasting a sunny south-facing garden and a driveway for 3-4 cars, with an EV charging point. With good-sized living accommodation and a modern kitchen/diner this lovingly-maintained home is perfectly positioned, close to local shops, amenities and transport links.



UPPER RIDINGS, PLYMPTON, PLYMOUTH PL7 5LD

ACCOMMODATION

Covered entrance porch with decorative, composite leaded-light stained-glass front door opening into the entrance hall.

ENTRANCE HALL 5'3 x 4'1 (1.60m x 1.24m)

Stairs rising to the first floor.

LOUNGE 14'7 x 11'5 going to 14'10 (4.45m x 3.48m going to 4.52m)

uPVC double-glazed window overlooking the front. Feature limestone surround polished fireplace with inset 'Living Flame' coal-effect gas fire. Under-stairs recess with study area and built-in storage cupboards. Double doors opening into the kitchen/diner.

KITCHEN/DINER 14'9 x 10'1 (4.50m x 3.07m)

The kitchen is well fitted with an extensive range of units comprising eye-level wall cupboards with matching base cupboards and drawers and a marble-effect laminate work surface over, all with a tiled surround and incorporating a stainless-steel one-&-a-half drainer sink unit with mixer tap. uPVC double-glazed window overlooking the rear garden. Integrated 4-burner gas hob with extractor canopy over. Built-in electric double oven. Plumbing for washing machine. Space for a tumble-dryer. Tiled floor. uPVC double-glazed patio doors opening to the rear garden.

FIRST FLOOR LANDING

Oak panelled doors leading off to all rooms. Built-in storage cupboard with slatted shelving for linen. Hatch with pull-down wooden ladder to insulated, boarded loft space with power and light.

BEDROOM ONE 12'9 x 8'8 (3.89m x 2.64m)

uPVC double-glazed window overlooking the front. 2 fitted double wardrobes with end shelf unit. Further built-in wardrobe.

BEDROOM TWO 9'1 x 7'3 (2.77m x 2.21m)

uPVC double-glazed window overlooking the rear. Fitted wardrobes.

BEDROOM THREE 7'5 x 7'3 (2.26m x 2.21m)

uPVC double-glazed window overlooking the rear. Fitted double wardrobe and shelf units.

BATHROOM 6'4 x 5'4 (1.93m x 1.63m)

Fitted with a 3-piece white suite comprising a 'P'-shaped bath with electric shower and shower screen, low-level wc and round vanity wash handbasin with mixer tap and drawer unit below. Fitted, mirrored bathroom cabinet. Spotlighting. Extractor fan. Obscured uPVC double-glazed window.

OUTSIDE

To the front there is an easy-to-maintain garden area laid to artificial lawn with a flower border and a brick-paved driveway with parking for 3-4 cars. A timber gate opens, giving access to the south-facing rear garden. This is a fully-enclosed garden which is landscaped and abundantly stocked with beds and planters, laid to a host of flowers shrubs and vegetables. Throughout the garden there are gravel pathways, a small pond, a greenhouse, a timber shed and a paved patio area. Outside cold water tap. Outside power points. Light with sensor.

COUNCIL TAX

Plymouth City Council
Council Tax Band: B

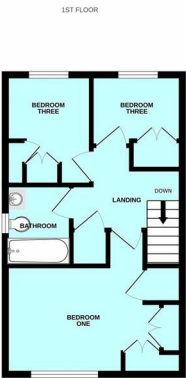
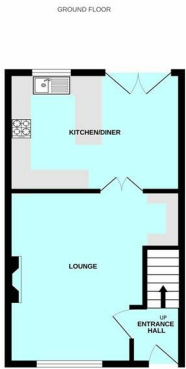
SERVICES

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

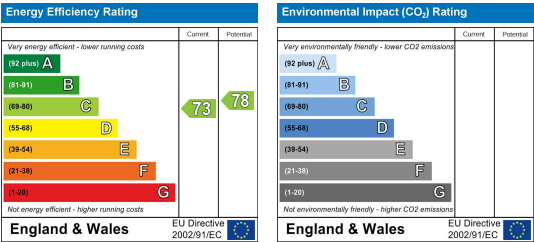
Area Map



Floor Plans



Energy Efficiency Graph



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