



115 Crossway

Plympton, Plymouth, PL7 4HZ

£280,000



Offered with no onward chain is this extended, semi-detached Stanbury-built family home located in the Woodford area of Plympton. The accommodation briefly comprises a large front porch & entrance hallway, lounge, dining room, kitchen & rear porch with a cloakroom. Upstairs there are 3 good-sized bedrooms & a 4-piece family bathroom. Externally the property benefits from a hardstand, a garage with a small workshop, a shared driveway & gardens.



CROSSWAY, PLYMPTON, PLYMOUTH PL7 4HZ

ACCOMMODATION

uPVC double-glazed door, with inset obscured glass panels, opening into the entrance porch.

ENTRANCE PORCH 9'10" x 6'1" (3.02 x 1.87)

Wooden door, with inset obscured glass and uPVC double-glazed windows to all sides, opening into the entrance hallway.

ENTRANCE HALLWAY 10'7" x 5'11" (3.25 x 1.82)

Doors leading to the lounge and kitchen. Stairs ascending to the first floor accommodation with storage cupboards beneath. uPVC double-glazed window to the side elevation.

LOUNGE 14'2" max x 12'4" (4.32 max x 3.77)

Gas fireplace set onto a stone hearth with a stone surround. uPVC double-glazed bay window to the front elevation. Door opening to the dining room.

DINING ROOM 21'7" x 10'9" (6.59 x 3.29)

Built-in bureau. uPVC double-glazed window to the rear elevation. Door leading to the kitchen.

KITCHEN 12'7" x 7'4" max (3.85 x 2.25 max)

Matching range of base and wall-mounted units incorporating a roll-edged laminate worktop with an inset stainless-steel sink unit. Spaces for a fridge/freezer, washing machine, dishwasher and oven. uPVC double-glazed window to the side elevation. Built-in larder cupboard with an obscured uPVC double-glazed window to the side elevation. Door leading the rear porch.

REAR PORCH 5'4" x 3'7" (1.64 x 1.11)

Sliding door opening to the downstairs cloakroom. uPVC double-glazed door, with inset obscured glass, opening to the rear garden. Hatch providing access to a small loft.

DOWNSTAIRS CLOAKROOM 5'4" x 2'7" (1.65 x 0.79)

Close-coupled wc and a wall-mounted sink. Wall-mounted boiler. Obscured uPVC double-glazed window to the rear elevation.

FIRST FLOOR LANDING 8'0" x 7'0" (2.45 x 2.14)

Doors providing access to the first floor accommodation. Hatch with pull-down ladder providing access to the boarded, insulated loft space with power and lighting. uPVC double-glazed window to the side elevation.

BEDROOM ONE 13'6" x 9'6" (4.14 x 2.90)

Built-in wardrobes. uPVC double-glazed window to the front elevation.

BEDROOM TWO 12'8" x 11'2" max (3.88 x 3.42 max)

Built-in wardrobes with a vanity station. Built-in cupboard. uPVC double-glazed window to the rear elevation.

BEDROOM THREE 9'10" x 7'0" (3.00 x 2.14)

uPVC double-glazed window to the front elevation.

BATHROOM 8'0" x 6'10" (2.44 x 2.10)

Square shower cubicle with a mains-fed shower, matching panel bath with a shower attachment, pedestal wash handbasin and close-coupled wc. Obscured uPVC double-glazed windows to the side elevation.

OUTSIDE

The property is approached via a brick-paved hard-stand, with bordering flowerbeds and bushes and steps leading up to the front porch. Down the side of the house there is a shared driveway leading to the garage. From the driveway a metal gate opens to the rear garden which includes a patio area and an area laid to stone chippings, bordered by mature trees and bushes.

DETACHED GARAGE 15'11" x 7'11" (4.87 x 2.43)

Up-&-over door. Power and lighting. Door to the rear leading to a workshop.

WORKSHOP 10'0" x 6'3" (3.06 x 1.91)

Fitted work bench. Wall-mounted storage cabinets. Aluminium double-glazed door with obscured glass leading to the garden.

COUNCIL TAX

Plymouth City Council
Council Tax Band: C

SERVICES

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

WHAT3WORDS

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Area Map

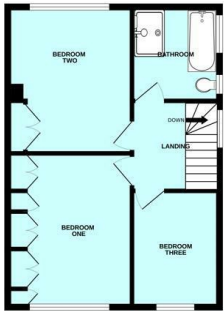


Floor Plans

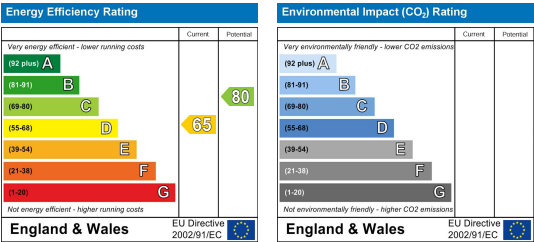
GROUND FLOOR



1ST FLOOR



Energy Efficiency Graph



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