Julian Marks ESTATE AGENTS | PEOPLE, PASSION AND SERVICE



40 Coleman Drive

Staddiscombe, Plymouth, PL9 9UN

£125,000

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A superbly-positioned purpose-built first floor flat in a lovely location, with triple aspect windows & fantastic views over Plymouth, sweeping around from Dartmoor to Cornwall. The property is being sold with no onward chain & has communal gardens, 2 parking spaces, double-glazing & central heating. The accommodation comprises an entrance hall, living room, kitchen, bedroom & bathroom.







COLEMAN DRIVE, STADDISCOMBE, PLYMOUTH PL9 9UN

ACCOMMODATION
Front door opening into the entrance hall.

ENTRANCE HALL
Doors providing access to the accommodation.

LIVING ROOM
Dual aspect with a window to the rear providing fabulous views.

KITCHEN
Base and wall-mounted cabinets with matching fascias, work surfaces and tiled splash-backs. Stainless-steel one-&-a-half bowl single-drainer sink unit. Free-standing cooker. Free-standing fridge/freezer. Free-standing washing machine. Free-standing tumble-dryer. Wall-mounted Worcester gas boiler. Tiled floor. Window to the front elevation.

BEDROOM
Window to the rear elevation with fabulous views. Loft hatch.

BATHROOM
Comprising bath, pedestal basin and wc. Partly-tiled walls. Electric shower system. Obscured window to the front elevation. Wall-mounted mirror. Cupboard with shelf.

OUTSIDE
At the bottom of the staircase is a lockable storage shed. Communal gardens surround the flats and are laid to lawn. 2 parking spaces.

COUNCIL TAX
Plymouth City Council
Council Tax Band: A

LEASE INFORMATION
The lease period is 105 years beginning on 1/10/1986. Current annual service charge is £1,758. Ground rent £140.

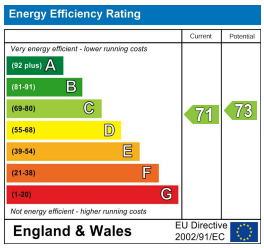
Area Map

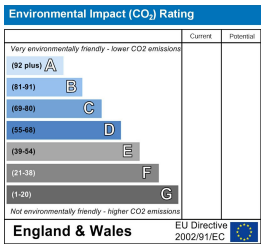


Floor Plans



Energy Efficiency Graph





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