



29 Horn Lane

Plymstock, Plymouth, PL9 9BR

£170,000



Located in central Plymstock is this purpose built flat being sold with no onward chain. The accommodation includes 2 bedrooms, an open plan living kitchen/ dining area and a modern bathroom. Gas central heating and double glazing. Allocated parking space and use of the communal garden.



ROWETHORPE, HORN LANE, PLYMSTOCK, PL9 9BR

ACCOMMODATION

Communal entrance door with entry phone system. Stairs rising to the first floor. The door to the left is the access into the apartment.

LOBBY

Loft hatch. Storage cupboard with gas boiler. Doors providing access to the accommodation.

BEDROOM TWO 9'7" x 5'8" (2.93 x 1.75m)

Obscured double-glazed window to the rear.

BEDROOM ONE 10'11" x 10'2" (3.35 x 3.12)

Double-glazed window to the side.

BATHROOM 7'2" x 5'7" (2.20 x 1.72)

Fitted with a white modern suite comprising panel bath with mixer tap, spray attachment, shower screen and tiled area surround, pedestal wash handbasin and low-level wc. Obscured double-glazed window to the side. Built-in extractor fan.

OPEN PLAN LOUNGE/KITCHEN 17'3" x 15'0" (5.26 x 4.59)

A bright open plan area with double doors and a Juliette balcony to the front elevation. Window to the side. Wood-effect laminate floor. The kitchen is fitted with a range of matching eye-level and base units incorporating an inset single-drainer sink unit with mixer tap, built-in electric hob and oven with extractor hood above. Integrated fridge/freezer.

OUTSIDE

To the front of the building there is an allocated parking space and visitor parking. To the side of the building there is a communal garden area including the use of a washing line.

COUNCIL TAX

Plymouth City Council
Council Tax Band: B

SERVICES

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

AGENT'S NOTE

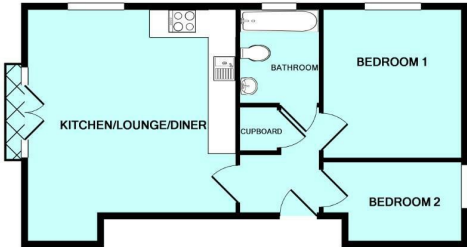
The property is currently tenanted and the photographs were taken before the property was occupied.

The property is leasehold with 106 years remaining from a 125 year old lease. The ground rent is £100 per annum and the service charge is £1140 per annum.

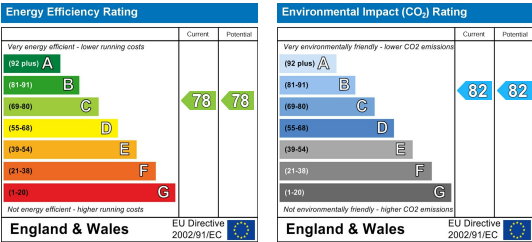
Area Map



Floor Plans



Energy Efficiency Graph



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