



10 Randwick Park Road

Plymstock, Plymouth, PL9 7QL

£350,000



Superb opportunity to acquire this older-style semi-detached house in a lovely tucked away enclave close to central Plymstock, The Broadway and other local amenities. There is a gorgeous rear garden together with a driveway to the front of the property. The accommodation, which needs a little updating, briefly comprises an entrance hall, living room, additional sitting room, which could be used as an optional 4th bedroom, kitchen/breakfast room, downstairs shower room/wc together with an integral garage. On the first floor there are 3 bedrooms and a bathroom. The property has double-glazing & central heating. Being sold with no onward chain.



RANDWICK PARK ROAD, PLYMSTOCK, PL9 7QL

ACCOMMODATION

Front door opening into the entrance hall.

ENTRANCE HALL 7'8 x 6'8 (2.34m x 2.03m)

Providing access to the accommodation. Staircase leading to the first floor. Built-in cupboard. Additional over-head cupboard housing the electric meter and consumer unit.

LIVING ROOM 27'3 x 11'7 (8.31m x 3.53m)

Bay window with fitted blinds and a window seat to the front elevation. 2 chimney breasts, one incorporating a brick-built fireplace with a fitted fire. To the rear of the room, there is a built-in dresser to one side of the chimney breast. Sliding aluminium double-glazed doors opening into the sitting room/optional ground floor 4th bedroom.

SITTING ROOM/OPTIONAL BEDROOM FOUR 15'11 x 13' (4.85m x 3.96m)

A triple aspect room with sliding doors to the rear elevation overlooking the garden. Doorway providing access to a rear hall.

REAR HALL

Doorway to outside. Doorway to the downstairs shower room/wc.

DOWNSTAIRS SHOWER ROOM/WC 5'4 x 4'5 (1.63m x 1.35m)

Comprising an enclosed shower, corner-style basin and wc. Fully-tiled walls. Obscured window to the side elevation.

KITCHEN/BREAKFAST ROOM 16'10 x 16'8 max dimensions, I-shaped room (5.13m x 5.08m max dimensions, I-shaped room)

An 'L-shaped' kitchen/breakfast room with ample space for table and chairs. The room is dual aspect with windows to the rear and side elevations together with French doors leading to the rear garden. The kitchen area is fitted with a range of matching base and wall-mounted cabinets with work surfaces and tiled splash-backs. Inset one-&-a-half bowl single drainer sink unit. Range-style cooker with a cooker hood above. Integral dishwasher.

LANDING

Providing access to the first floor accommodation. Window with fitted blinds over the stairs to the side elevation. Loft hatch.

BEDROOM ONE 13'5 x 11'8 to wardrobe rear (4.09m x 3.56m to wardrobe rear)

Window with fitted blinds to the rear elevation providing fantastic views over Plymstock towards Burrow Hill. Range of bedroom furniture including wardrobes, dressing table and bedside cabinets. Airing cupboard fitted with slatted shelving and plumbed with a radiator.

BEDROOM TWO 13'4 x 11'3 to wardrobe rear (4.06m x 3.43m to wardrobe rear)

A square bay window with fitted blinds to the front elevation with lovely views towards the cricket ground. Fitted furniture including wardrobes and dressing table.

BEDROOM THREE 10' x 6'8 (3.05m x 2.03m)

Window to the side elevation.

BATHROOM 6'8 x 5'7 (2.03m x 1.70m)

Comprising a bath, pedestal basin and wc. Wall-mounted mirror. Fully-tiled walls. Obscured window with a fitted blind to the front elevation.

GARAGE 17'2 x 12'2 at widest points (5.23m x 3.71m at widest points)

Up-&-over door to the front elevation. Integral rear access door. Wall-mounted gas boiler. Power and lighting. Doorway providing external access.

OUTSIDE

To the front of the property, a driveway provides off-road parking together with hedging and a small garden laid to lawn with a shrub and flower border. The rear garden is a particular feature of this property and has a southerly aspect, mature planting, lawn, patio and pond.

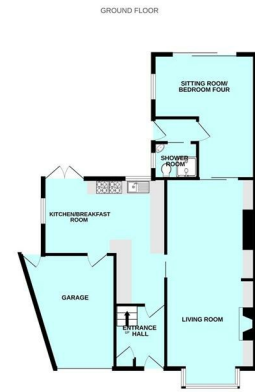
COUNCIL TAX

Plymouth City Council
Council tax band D

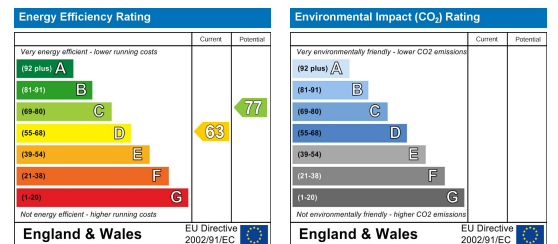
Area Map



Floor Plans



Energy Efficiency Graph



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