Julian Marks
ESTATE AGENTS

PEOPLE, PASSION AND SERVICE

29 Southgate Avenue

Plymstock, Plymouth, PL9 9LW

£340,000

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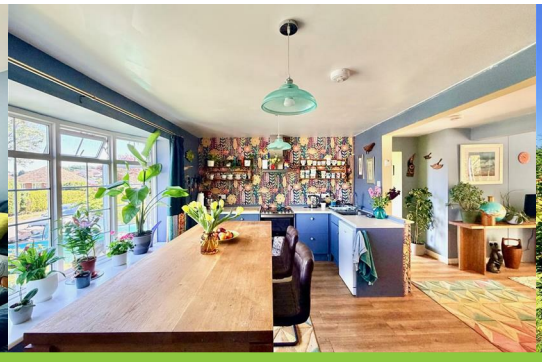
Detached house in a lovely setting with a driveway and gardens to the front and rear, including a southerly-facing rear garden backing onto woodland. The accommodation on the ground floor is open-plan consisting of an entrance and inner hall, kitchen/dining room and lounge plus a downstairs shower room/wc. On the first floor there are 4 bedrooms and a bathroom. Double-glazing & central heating.



SOUTHGATE AVENUE, PLYMSTOCK, PL9 9LW

ACCOMMODATION
Front door opening into the entrance hall.

ENTRANCE HALL 6'11 x 5'1 (2.11m x 1.55m)
Over-head skylight. Utility area with a work surface, storage and plumbing for a washing machine. Access through to the inner hall. Doorway opening into the downstairs shower room/wc.

DOWNSTAIRS SHOWER ROOM/WC 6'11 x 2'2 (2.11m x 0.66m)
Fitted with an enclosed tiled shower with a built-in shower system, wall-mounted basin and wc. Chrome electric heated towel rail/radiator.

OPEN-PLAN INNER HALLWAY 17'7 x 5'5 incl stairs (5.36m x 1.65m incl stairs)
Providing access to the living accommodation. Staircase ascending to the first floor. Under-stairs cupboard.

LOUNGE 17'7 x 8'8 (5.36m x 2.64m)
Situated to the rear, with lovely views over the garden. Sliding double-glazed doors plus an additional double-glazed door with a window to the side overlooking the garden. Mock fireplace with cast inset and a timber surround. Built-in cupboard housing the gas boiler and consumer unit.

KITCHEN/DINING ROOM 17'8 x 10'4 (5.38m x 3.15m)
Ample space for table and chairs. Range of cabinets with work surfaces. Inset stainless-steel single drainer sink unit. Space for dishwasher. Space for free-standing cooker. Space for free-standing fridge-freezer. Suspended bow window to the front elevation.

FIRST FLOOR LANDING
Providing access to the first floor accommodation. Loft hatch.

BEDROOM ONE 13'1 max depth x 11'3 to wardrobe rear (3.99m max depth x 3.43m to wardrobe rear)
Window to the front elevation. Recessed wardrobe with hanging rail and shelf. Over-stairs cupboard.

BEDROOM TWO 9'2 x 9'1 (2.79m x 2.77m)
Window to the rear elevation overlooking the garden.

BEDROOM THREE 9'3 x 8'2 (2.82m x 2.49m)
Window to the rear elevation overlooking the garden.

BEDROOM FOUR 9'9 x 8'1 max width (2.97m x 2.46m max width)
Window to the front elevation.

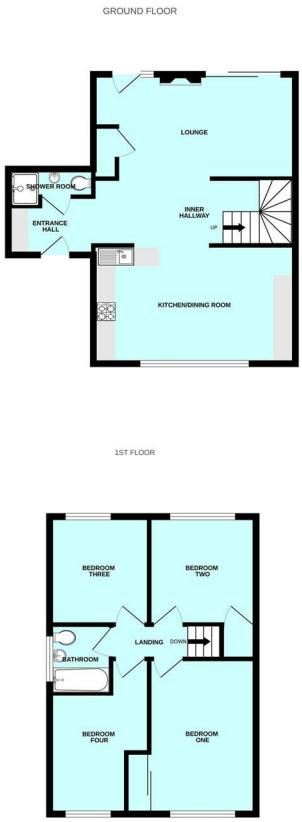
BATHROOM 5'11 x 5'5 (1.80m x 1.65m)
Comprising a bath with a Mira shower system over and a glass shower screen, pedestal basin and wc. Chrome towel rail/radiator. Fully-tiled walls. Obscured window to the side elevation.

OUTSIDE
A tarmac driveway provides off-road parking. There are gardens either side of the driveway, which are stocked with a variety of mature shrubs. A pathway bordered by shrubs leads around the side of the house. The rear garden, which enjoys a southerly aspect, has patio areas, a pond and the gardens are stocked with mature shrubs and bushes. There is a stone wall at the end of the garden. The garden backs onto woodland.

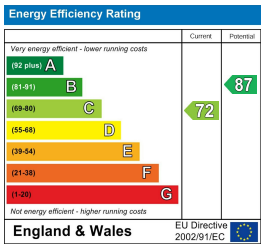
COUNCIL TAX
Plymouth City Council
Council tax band D

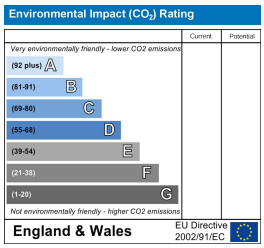
Area Map

Floor Plans



Energy Efficiency Graph





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