



164 Dunstone View

Elburton, Plymouth, PL9 8QH

£310,000



An excellent opportunity to acquire this semi-detached property situated in a highly sought-after location within Elburton. The property occupies a corner plot & enjoys lovely views towards Dartmoor. The accommodation briefly comprises an entrance hall with downstairs cloakroom/wc, lounge/dining room, kitchen/breakfast room, 3 bedrooms & shower room. Gardens to the front, side & rear elevations, together with brick-paved driveway & detached single garage. Double-glazing & central heating. No onward chain.



DUNSTONE VIEW, ELBURTON, PL9 8QH

ACCOMMODATION

Front door opening into the entrance hall.

ENTRANCE HALL 13' x 12'3 max dimensions (3.96m x 3.73m max dimensions)

Providing access to the ground floor accommodation. Stairs rising to the first floor. Under-stairs cupboards housing the gas meter, electric meter and consumer unit.

LOUNGE/DINING ROOM 23'4 x 11'10 (7.11m x 3.61m)

A dual aspect room with a window to the side elevation and sliding double-glazed doors to the rear elevation opening onto the garden. Fireplace with a matching stone hearth and plinth to one side.

KITCHEN/BREAKFAST ROOM 11'9 x 9'11 (3.58m x 3.02m)

Range of base and wall-mounted cabinets with matching fascias, work surfaces and tiled splash-backs. Ceramic style one-&-half bowl single drainer sink unit. Built-in double oven and grill. Inset 4-burner gas hob. Space for a free-standing fridge-freezer. Washing machine. Dishwasher. Breakfast area to the front with space for a small table and chairs. Tiled floor. Window to the front elevation providing lovely over Elburton towards Dartmoor. Obscured glazed door to the side leading to outside.

DOWNSTAIRS CLOAKROOM/WC 7'6 x 3'11 (2.29m x 1.19m)

Fitted with a wc with a concealed cistern and a push-button flush and a basin with storage beneath. Wall-mounted Vaillant gas boiler. Window with a fitted blind to the front elevation.

FIRST FLOOR LANDING

Providing access to the first floor accommodation. Recessed cupboard with slatted shelving housing the hot water cylinder. Loft hatch with pull-down loft ladder. Feature full-height window taking advantage of the position with lovely views towards Dartmoor.

BEDROOM ONE 12'8 x 10'2 (3.86m x 3.10m)

Window to the rear elevation. Original recessed wardrobe with hanging rail and shelf. Built-in wardrobes, cupboards, drawer units and a dressing table.

BEDROOM TWO 10'4 x 10'4 (3.15m x 3.15m)

Window to the rear elevation.

BEDROOM THREE 8'6 x 6'6 (2.59m x 1.98m)

Window to the side elevation.

SHOWER ROOM 6'2 x 5'5 (1.88m x 1.65m)

Comprising a shower, basin and wc with a concealed cistern and a push-button flush. Built-in storage cupboards. Chrome towel rail/radiator. Tiled floor. Fully-tiled walls. Window with a fitted blind to the front elevation.

SINGLE DETACHED GARAGE

Up-&-over style door to the front elevation. Side access door. Window.

OUTSIDE

To the front the garden is laid to lawn together with shrubs and a brick-paved pathway leads to the main front entrance. The garden to the side elevation is laid to lawn and a brick-paved pathway leads around the perimeter of the property accessing the rear garden. To the rear there is a brick-paved patio and shrubs together with an area laid to lawn and further shrubs. The brick-paved driveway to the side elevation provides off-street parking and access to the garage. The driveway leads onto Springfield Close.

COUNCIL TAX

Plymouth City Council
Council tax band C

SERVICES

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

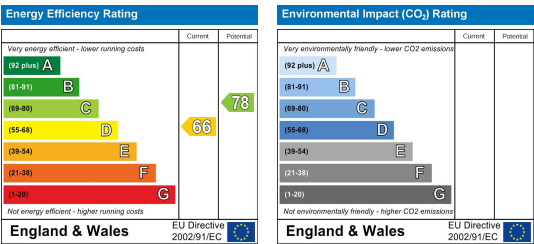
Area Map



Floor Plans



Energy Efficiency Graph



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