



19 Margaret Park

Hartley Vale, Plymouth, PL3 5RR

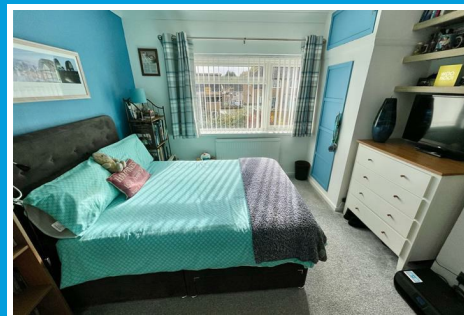
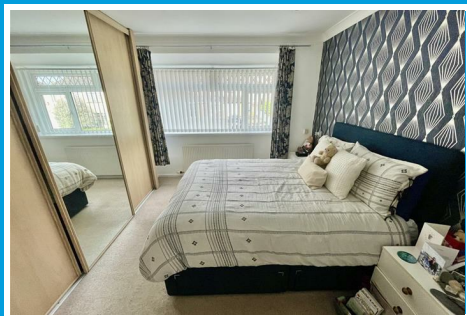
£320,000



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MARGARET PARK, HARTLEY VALE, PLYMOUTH, PL3 5RR

SUMMARY

A well presented & comfortably appointed home. A semi-detached house built circa 1954 with the benefit of double-glazing & gas central heating. The accommodation comprises a porch, hall, downstairs wc, lounge, dining room, sun room, fitted kitchen, 3 good-sized bedrooms, bathroom & separate wc. Behind the bathroom is a useful store room with boiler & parking on long private drive. A detached garage with front & enclosed well-established rear garden.

ACCOMMODATION

LOCATION

Found in this popular established residential area of Hartley Vale which has good access & close by connection to the city & major routes in other directions.

GROUND FLOOR

ENTRANCE PORCH

8' x 2'6 maximum (2.44m x 0.76m maximum)

HALL

12'9 x 5'9 (3.89m x 1.75m)

Staircase rises to the first floor.

WC

5'5 x 2'2 (1.65m x 0.66m)

Window to the side. Modern suite with wc & wash hand basin.

LOUNGE

13'2 x 12'9 maximum (4.01m x 3.89m maximum)

Focal feature fireplace. Window to the front.

DINING ROOM

11'11 x 11'4 maximum (3.63m x 3.45m maximum)

Sliding door to the sun room. Chimney breast with fireplace & cupboards to either side.

KITCHEN

15'1 x 7'1 maximum (4.60m x 2.16m maximum)

Window to the side & rear overlooking the back garden. Fitted kitchen with a good range of cupboard & drawer storage. Breakfast bar. Integrated appliances include 4 ring Neff hob with Bosch electric oven under. A 1.5 bowl sink unit. Door to;

SUN ROOM

10'4 x 9'3 (3.15m x 2.82m)

Twin French doors overlook & open to the rear garden. Useful utility cupboard with space for washing machine & tumble dryer.

FIRST FLOOR

LANDING

Window to the side.

BEDROOM ONE

13'2 x 11'5 maximum (4.01m x 3.48m maximum)

Window to the front. Built-in storage across one side incorporating wardrobes, cupboards etc.

BEDROOM TWO

11'10 x 11'5 maximum (3.61m x 3.48m maximum)

Picture window to the rear with long views. Corner cupboard.

BEDROOM THREE

9'1 x 7'2 (2.77m x 2.18m)

Window to the front. Currently being used as an office.

BATHROOM

7' x 5'4 (2.13m x 1.63m)

Window to the side. White suite with bath with overhead thermostatic shower over & wash hand basin. Door to;

STORE ROOM

7'3 x 4'7 (2.21m x 1.40m)

Wall mounted Ideal gas fired boiler servicing the central heating & domestic hot water.

WC

4' x 3' (1.22m x 0.91m)

Close coupled wc.

EXTERNALLY

FRONT GARDEN

LONG TARMAC DRIVE

GARAGE

15'11 x 9'3 (4.85m x 2.82m)

Power & lighting. Up & over door.

ENCLOSED REAR GARDEN

An enclosed rear garden comprising a raised decked

area, established flower beds, vegetable raised beds & a lawn area. A small greenhouse behind the garage.

COUNCIL TAX

Plymouth City Council

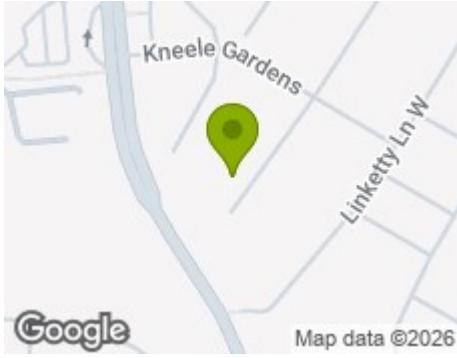
Council Tax Band: C

SERVICES PLYMOUTH

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



Road Map



Hybrid Map



Terrain Map



Floor Plan

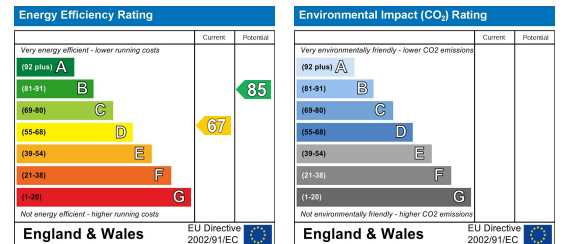


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Viewing

Please contact our Plymouth Office on 01752 664125 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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