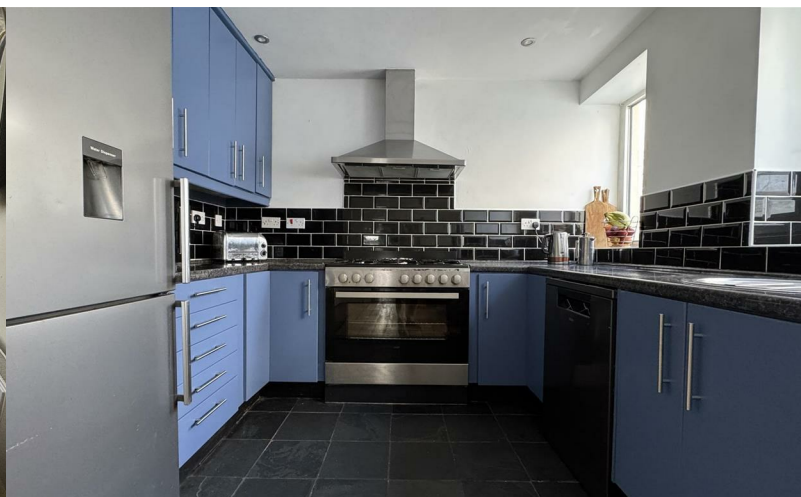




24 Palmerston Street

Stoke, Plymouth, PL1 5LL

Offers Over £310,000



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**PALMERSTON STREET, STOKE,
PLYMOUTH, PL1 5LL**

ACCOMMODATION

Entrance via a uPVC double-glazed door into the porch.

PORCH

3'11" x 3'9" (1.2m x 1.15m)

Dado rail. Wooden door with stained glass panels opens into the entrance hall.

ENTRANCE HALL

27'7" x 4'5" widening to 8'5" (8.43m x 1.35m widening to 2.57m)

Exposed wooden floorboards. Staircase rising to the first floor landing. Dado rail. Doors leading to the lounge, dining room, breakfast room & cloakroom. A uPVC double-glazed door opens to the rear garden. Staircase rises up to the half landing.

CLOAKROOM/UTILITY

10'0" x 2'5" (3.06m x 0.74m)

Close coupled wc, wash hand basin inset into white high gloss vanity storage cupboards below. Space & plumbing for a washing machine.

LOUNGE

17'1" x 13'9" into the bay (5.22m x 4.21m into the bay)

Feature fireplace with cast iron inset, tiles & open grate. uPVC double-glazed bay window to the front. Covings. Picture rail. Ceiling rose. Exposed wooden floorboards. Twin storage cupboards on both chimney breast recesses. Bi-folding wooden doors open into the dining room.

DINING ROOM

13'5" x 11'0" (4.1m x 3.36m)

Feature fireplace. Storage cupboard to one chimney breast recess. uPVC double-glazed window to the rear overlooking the garden. Picture rail. Covings.

BREAKFAST ROOM

10'0" x 11'9" plus the bay (3.05m x 3.59m plus the bay)

Exposed wooden floorboards. Fitted storage cupboard to one chimney breast recess. Upper sections glazed with shelving. Ample space for a dining table. uPVC double-glazed bay window to the side. Archway opens into the kitchen.

KITCHEN

9'3" x 7'5" (2.83m x 2.27m)

Matching base & wall mounted units to include a range cooker with stainless steel extractor hood over, & integrated dishwasher. Space for an upright fridge/freezer. Roll edge laminate work surface has inset circular sink unit with mixer tap. Black brick-style tiled splash-back. Two uPVC double-glazed windows to the side. Ceiling spotlights.

HALF LANDING

3'11" x 11'2" (1.2m x 3.42m)

Square arch opening into the half landing. Storage cupboards running along one wall. Doors leading to the bedroom & bedroom 3. A staircase leads up to the first floor landing.

BATHROOM

14'4" x 5'11" (4.37m x 1.82m)

Matching suite of panelled bath, separate shower cubical & close coupled wc. Part-tiled walls. Tiled floor. Two obscured uPVC double-glazed windows to the side. Ceiling spotlights.

Tel: 01752 664125

BEDROOM THREE

11'2" x 8'2" (3.42m x 2.5m)

Exposed wooden floorboards. uPVC double-glazed window to the side.

FIRST FLOOR LANDING

18'0" x 5'9" (5.49m x 1.76m)

Access hatch to roof void. Doors lead to bedroom 1 & 2. Dado rail.

BEDROOM ONE

18'3" x 13'9" (5.57m x 4.2m)

Two uPVC double-glazed windows to the front. Exposed wooden floorboards. Feature fireplace with wooden mantle & cast iron inset. Picture rail.

BEDROOM TWO

13'7" x 11'0" (4.16m x 3.36m)

Fitted storage cupboards to both chimney breast recesses. uPVC double-glazed window to the rear. Picture rail.

OUTSIDE

GARDEN

An enclosed garden to the rear with a slate flagstone path running alongside the property, leading to a couple of steps which lead to the main rear garden. A flowerbed running along one section to the side. A door opens to an outhouse area, whereby there is a door to a wc & an open storage area, where the Ideal Logic boiler is situated. A single-glazed window to the rear. The main section of garden is decked, providing a lovely sunny aspect to entertain family & friends in. A couple of steps lead to the courtesy door which lead into the back of the double garage. A wooden door with glazed panels opens into the garage.

DOUBLE GARAGE

20'8" x 18'0" (6.3m x 5.51m)

Roller door to the rear. Single-glazed window to the front. Light & power available.

COUNCIL TAX

Plymouth City Council
Council Tax Band: C

SERVICES

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



Road Map



Hybrid Map



Terrain Map



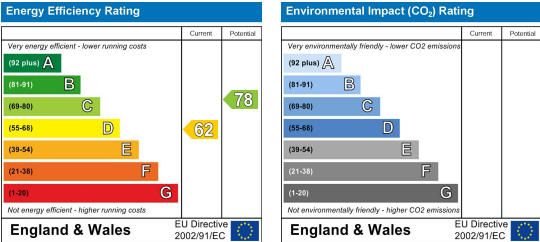
Floor Plan



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



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.