



18 Hargreaves Close

Kings Tamerton, Plymouth, PL5 2UB

Offers Over £180,000



Well presented mid-terrace, modern family home located in a popular cul-de-sac in Kings Tamerton. The accommodation comprises entrance hall, lounge, open-plan kitchen/diner on the ground floor. There are 2 bedrooms & bathroom on the first floor. The property has gas central heating & double glazing. There is a front & enclosed rear garden with an allocated parking space a short walk from the property. No onward chain.



HARGREAVES CLOSE, KINGS TAMERTON, PLYMOUTH, PL5 2U

ACCOMMODATION

Entrance via an obscured uPVC double-glazed door into the entrance hall.

ENTRANCE HALL 5'2" x 4'5" (1.58 x 1.37)

Staircase rising to the first floor landing. Door opens into the lounge.

LOUNGE 13'5" x 10'10" maximum (4.11 x 3.31 maximum)

uPVC double-glazed window to the front. Wood effect laminate flooring. Door to under stairs storage cupboard. Archway opens into kitchen/diner.

KITCHEN/DINER 13'10" x 9'1" (4.22 x 2.77)

Attractive cream high gloss matching base & wall mounted units to include integrated Indesit oven, fridge & freezer with space for washing machine. Roll edge laminate work surfaces have inset 4 ring gas hob with extractor hood over. A 1.5 bowl stainless steel sink unit with a mixer tap. Wall mounted Worcester boiler. Ceiling spotlights. Wood effect laminate flooring. uPVC double-glazed window to the rear. Obscured uPVC double-glazed door opens to the garden.

FIRST FLOOR LANDING 6'5" x 6'2" (1.97 x 1.9)

Access hatch to roof void. Doors leading to the bedrooms & bathroom.

BEDROOM ONE 13'10" narrowing to 10'8" x 10'8" narrowing to 5'7 (4.22m narrowing to 3.25m x 3.25m narrowing to 1.70)

Two uPVC double-glazed windows to the front. Door to a shelved cupboard.

BEDROOM TWO 12'2" x 7'5" (3.72 x 2.27)

uPVC double-glazed window to the rear with distant views towards Plymouth Sound & the garden.

BATHROOM 6'1" x 5'5" (1.87 x 1.67)

Matching suite of panelled bath with electric Mira shower over, wall mounted wash hand basin & close coupled wc with hidden cistern. Chrome heated towel rail. Part tiled walls. Obscured uPVC double-glazed window to the rear. Ceiling spotlights. Extractor fan.

OUTSIDE

The property is approached via a concrete path bordered on one side by a section of lawn. A short walk away from the property is the allocated car parking space.

GARDEN

To the rear an enclosed garden with a large decked seating area. Outside tap. A couple of steps lead down to a section of lawn.

COUNCIL TAX

Plymouth City Council
Council Tax Band: B

SERVICES PLYMOUTH

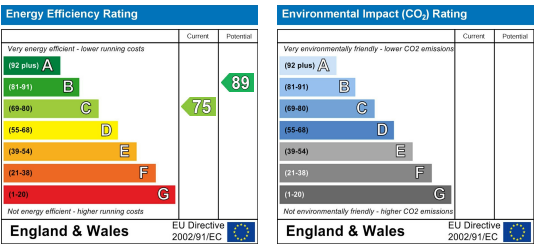
The property is connected to all the mains services: gas, electricity, water and drainage.

Area Map



Floor Plans

Energy Efficiency Graph



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