



**DC**  
LANE

SELL • LET • MANAGE

North Down Crescent, Plymouth, PL2 2AT  
£160,000 Freehold

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£160,000

# North Down Crescent

Plymouth, PL2 2AT

- OPEN DURING 2ND LOCKDOWN
- Driveway
- Spacious Accommodation
- Double Glazing
- No Chain
- Three Bedrooms
- Front & Rear Gardens
- Well Presented
- Gas Central Heating
- EPC Grade D

DC Lane are delighted to bring to the market this three bedroom semi detached house located on the fringe of Keyham close to local schooling, amenities and the A38 for easy commuting.

Well presented, this superb property is approached via a driveway and gardens that wrap around the plot. The accommodation briefly comprises: on the ground floor, entrance hall, modern fitted kitchen/diner, living room with dual aspect windows and modern bathroom with shower over bath. To the first floor there are three bedrooms (two doubles and a good sized single) With the added benefit of gas central heating and double glazing this home is a credit to the current owners and needs to be seen to be fully appreciated.

Please note the property was rendered and new roof was replaced less than five years ago.



## Ground Floor

Living Room	11'1" x 15'11" (3.40 x 4.86)
Kitchen/Diner	11'8" x 9'4" (3.56 x 2.86)
Bathroom	8'5" x 6'0" (2.59 x 1.84)

## First Floor

Bedroom One	11'5" x 15'11" (3.49 x 4.86)
Bedroom Two	11'5" x 7'11" (3.48 x 2.42)
Bedroom Three	8'0" x 7'5" (2.46 x 2.28)



### **Directions**

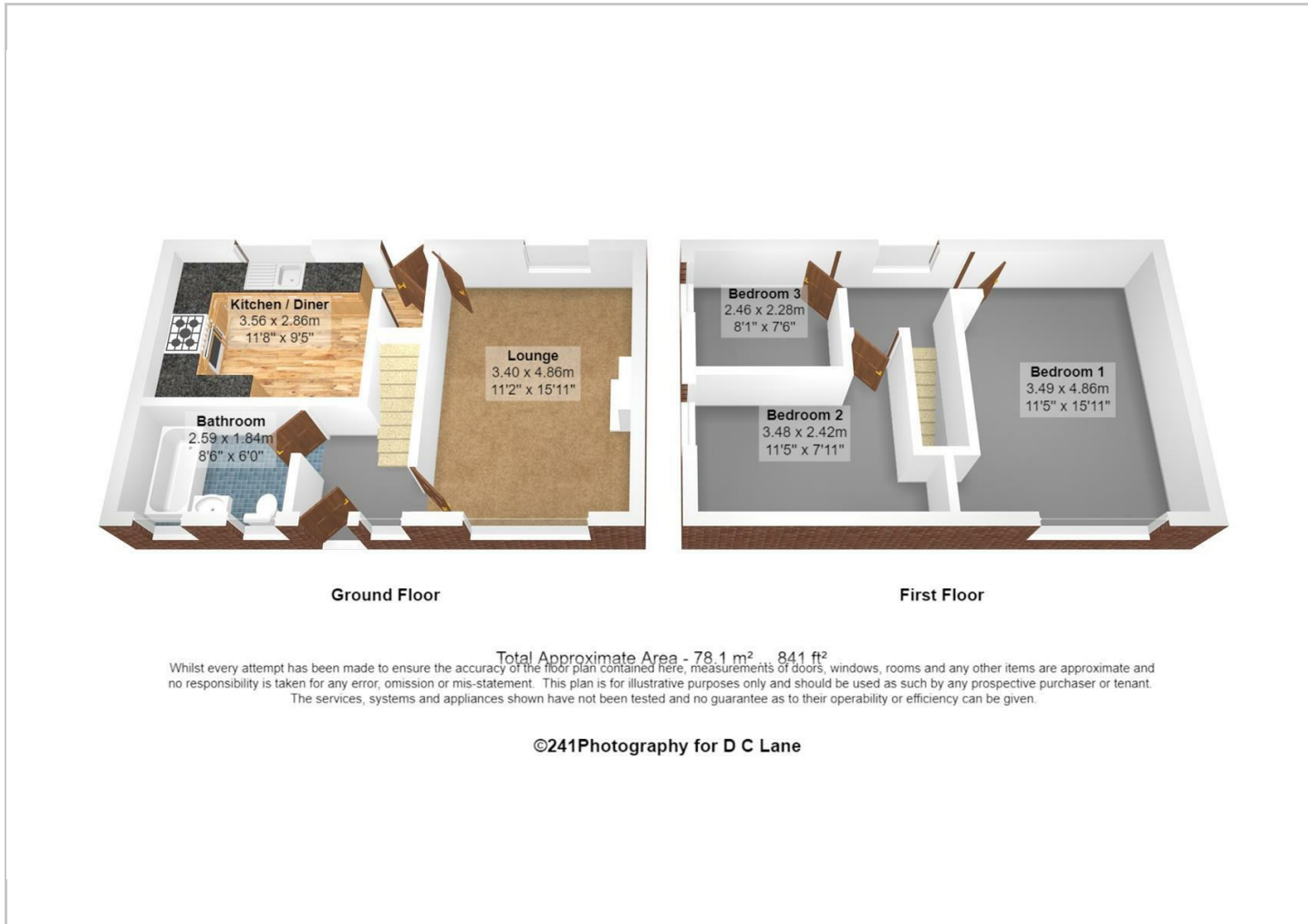
From our office: Head South on Mutley Plain, turn Right onto Ford Park Road. Continue onto Central Park Avenue. At the roundabout, take the forth exit onto Alma Road. Bear slight left onto Outland Road. At the roundabout take the second exit and continue along Wolseley Road, turning left onto Henderson Place and continuing along Royal Navy Avenue. The property can be found on the mini roundabout on the right.

### **Council Tax Band:**





## Floor Plans

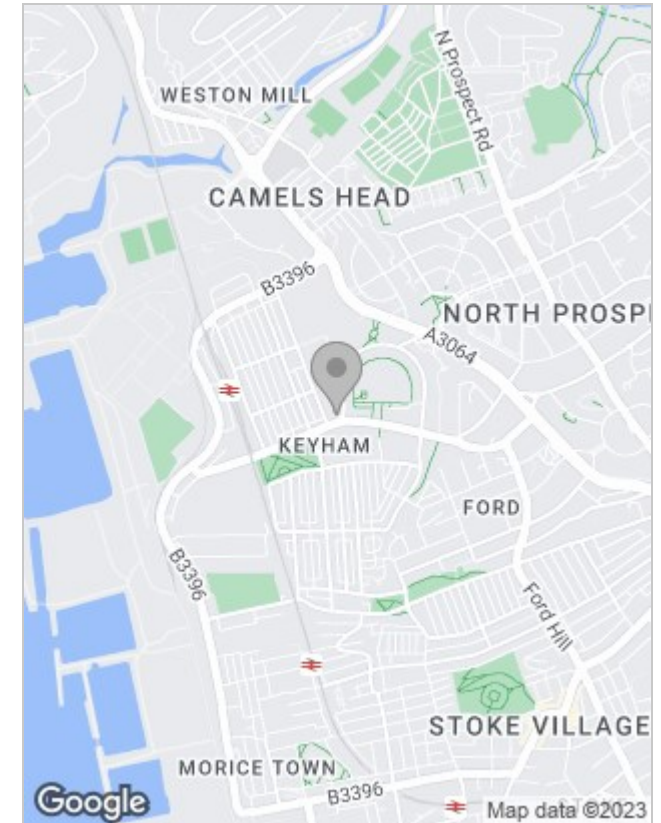


## Viewing

Please contact our DC Lane, Plymouth Office on 01752 874242 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

## Location Map



## Energy Performance Graph

