







SELL • LET • MANAGE

5 Chester Place, Plymouth, PL4 6ET  
£270,000

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£270,000

# 5 Chester Place

PLmouth, PL4 6ET

- Period Double Fronted Residence
- Three Bedrooms
- Front Lawned Garden
- Driveway for 2 Cars
- Beat Stamp Duty - Searches Ordered
- Mid Terraced House
- Two Reception Rooms
- Rear Enclosed Courtyard
- No Onward Chain
- Central Location

## SEARCHES BOOKED - BEAT THE STAMP DUTY - NO ONWARD CHAIN

DC Lane are delighted to present to the market Chester House a superb double fronted family residence built in 1853 and situated within a terraced private road just off North Hill in the heart of Plymouth. A stroll away from the Railway Station and close to the City Centre the property is well placed for exclusive schooling and within with easy access to the A38.

The front garden has mature shrubbery including a wisteria and a bank of lavender bushes surrounding the original slate steps. Upon entering, two reception rooms lead off the hallway both featuring original window shutters. The 'left' room has alcoves and fire surround and also a rear door to the courtyard garden. The 'right' room has fire surround and arched alcoves. The original archway is boarded up and can easily be removed to open this room into the kitchen diner behind creating a spectacular space. The L shaped kitchen has a range of base units, a dining area and rear access to the courtyard whereby a morning coffee can be enjoyed in the sunshine. Steps lead up to a gate opening to the rear lane.

Stairs rise to a room housing the boiler and further stairs lead to three double bedrooms, the front doubles feature washbasins and views of Mutley Baptist Church and the surrounding area. The first floor is serviced by a large shower room and bathroom with modern bath and separate shower enclosure.

Externally the property benefits from a driveway for two cars and lawned garden with original Victorian stone borders and shielded by mature bushes - It is hard to believe you are minutes from the centre of Plymouth, this certainly is a little pocket of green within the City.

The property has been let for many years as it offers versatile living but it is now time for a family to make this delightful property their home.



## Ground Floor

Reception Room One 13'2" x 13'8" (4.02 x 4.18)

Reception Room Two  
13'8" x 12'11" (4.18 x 3.96)

Kitchen/Dining Room  
20'1" x 11'10" (6.14 x 3.62)

## First Floor

Bedroom One 13'2" x 13'8" (4.02 x 4.18)

Bedroom Two 12'8" x 12'11" (3.88 x 3.96)

Bedroom Three 11'1" x 11'10" (3.40 x 3.62)

Bathroom 8'5" x 8'3" (2.58 x 2.54)

Shower Room 6'10" x 6'7" (2.10 x 2.03)





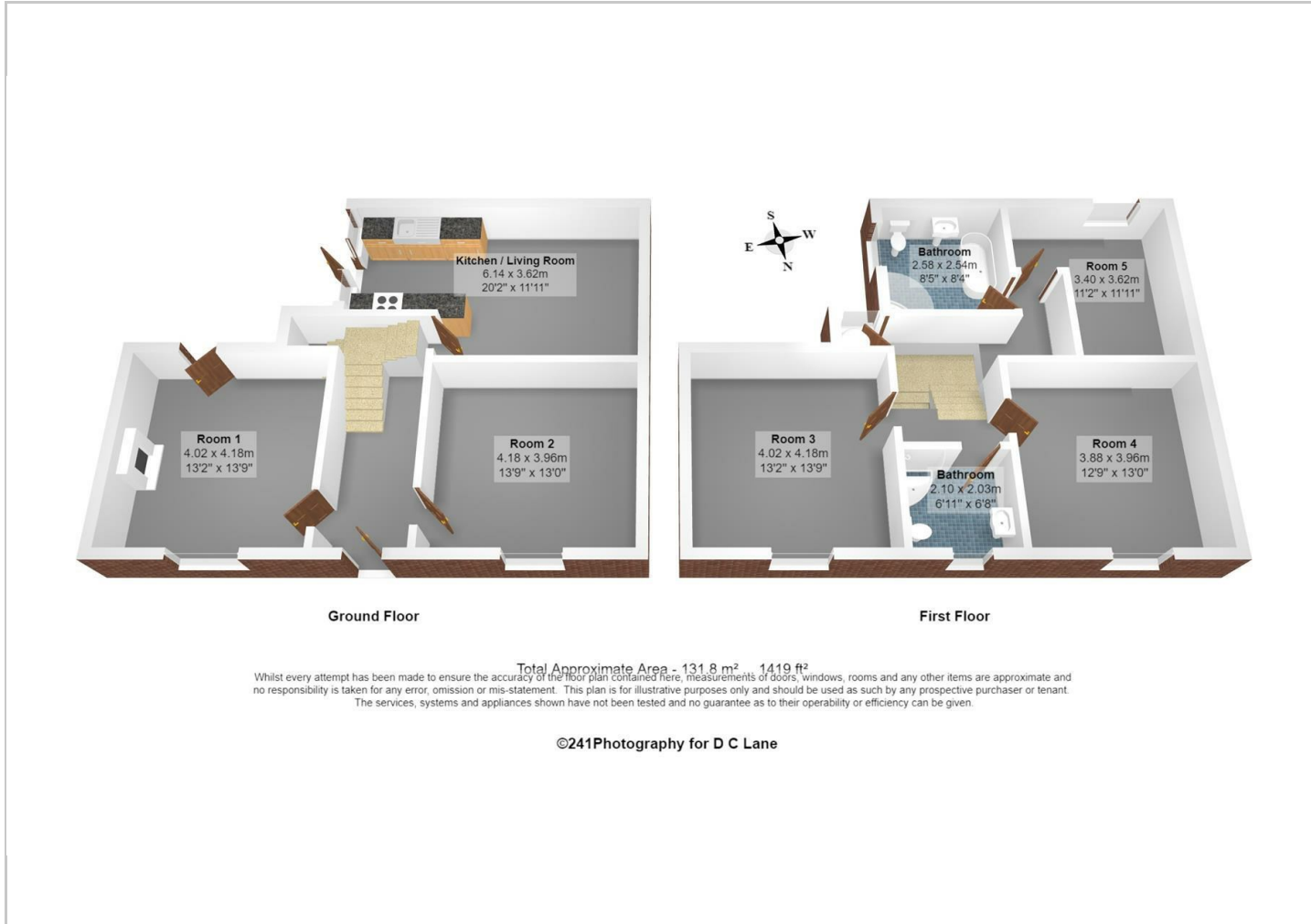
## Directions

From the DC Lane office head south along Mutley Plain and at the traffic lights turn right onto Chester Place, the property can be found on the right.

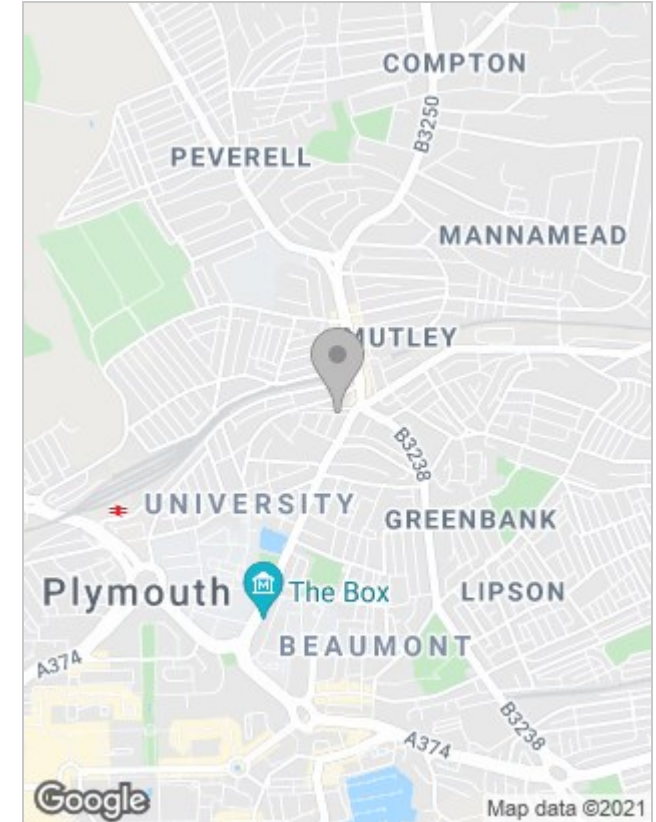




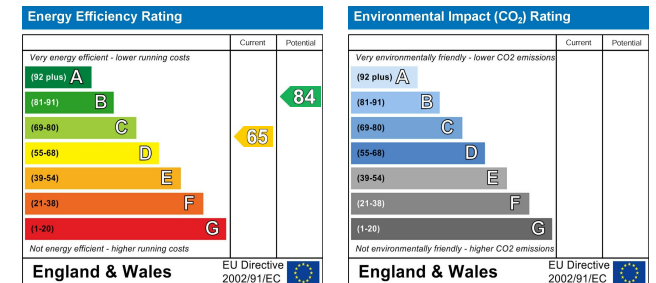
## Floor Plans



## Location Map



## Energy Performance Graph



## 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.

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