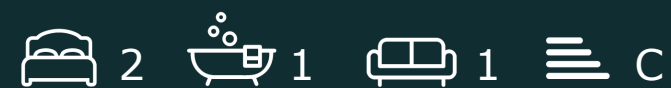




DC  
LANE

SELL • LET • MANAGE

Devonport Road, Plymouth, PL1 5RE  
£150,000 Leasehold - Share of Freehold







# Devonport Road

## Plymouth, PL1 5RE

- Second & Top Floor Maisonette
- Popular Stoke Location
- New Gas Heating Boiler
- New 999 Year Lease
- No Onward Chain
- Two Double Bedrooms
- Spacious Accommodation
- Recently Refurbished
- Ideal FTB/Buy To Let
- Council Tax Band A

DC Lane are thrilled to present this recently renovated maisonette located in the highly sought after Stoke area, moments from the historical Devonport Park and within strolling distance to fashionable Stoke Village, walking distance to the Waterfront, City Centre and with easy access to the A38 and major routes.

Set within a delightful period property, this superb maisonette spans two stylishly presented floors, blending character charm with modern convenience. The well-appointed kitchen features contemporary finishes and ample cabinetry, two generously sized double bedrooms each boasting elegant period fireplaces, while stairs lead up to a spacious lounge bathed in natural light from Velux windows. Clever under-eaves storage adds practicality, and a sleek shower room completes the upper level. A perfect fusion of traditional features and modern comfort in a sought-after setting.

Additional benefits include access to a communal rear courtyard garden and the advantage of no onward chain. A brand new 999 year lease is currently being created, making this a fantastic opportunity for both homeowners and investors alike. A viewing is highly recommended.

£150,000



### Second Floor

Kitchen	7'2" x 12'1" (2.20 x 3.70)
Bedroom One	11'1" x 12'1" (3.38 x 3.70)
Bedroom Two	12'8" x 12'9" (3.87 x 3.90)
Third Floor	
Lounge	18'6" x 25'2" (5.66 x 7.68)
Shower Room	7'1" x 12'6" (2.16 x 3.83)







## Directions

From our office, head South on Mutley Plain, turning Right onto Ford Park Road. Follow the road to the end and take the third exit onto Alma Road. Continue on Alma Road and take slight left onto Milehouse Road for 0.6 mi, at the roundabout continue straight onto Devonport Road and the property can be found on the right.

**Council Tax Band: A**

## Scan for Material Information

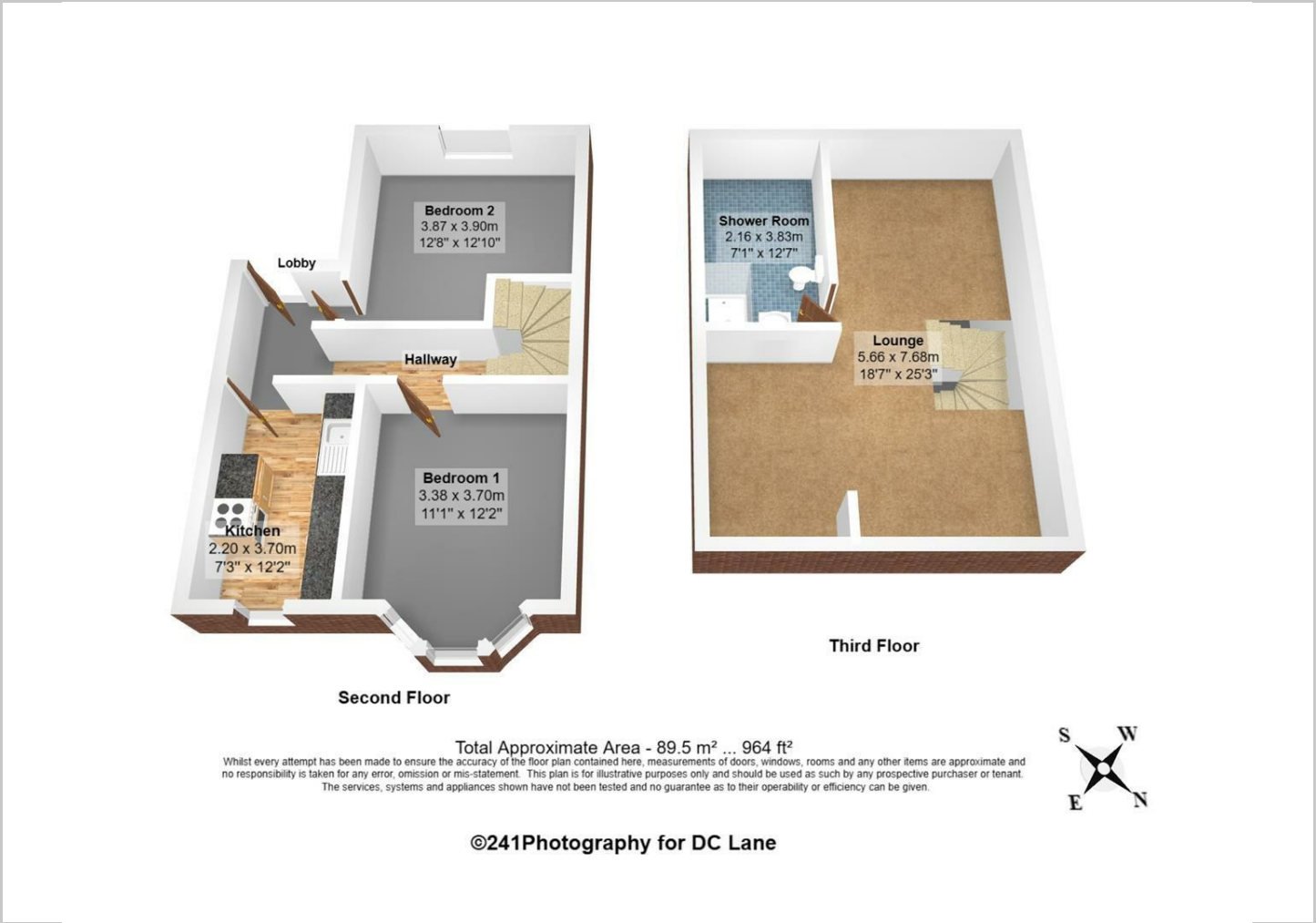








Floor Plans

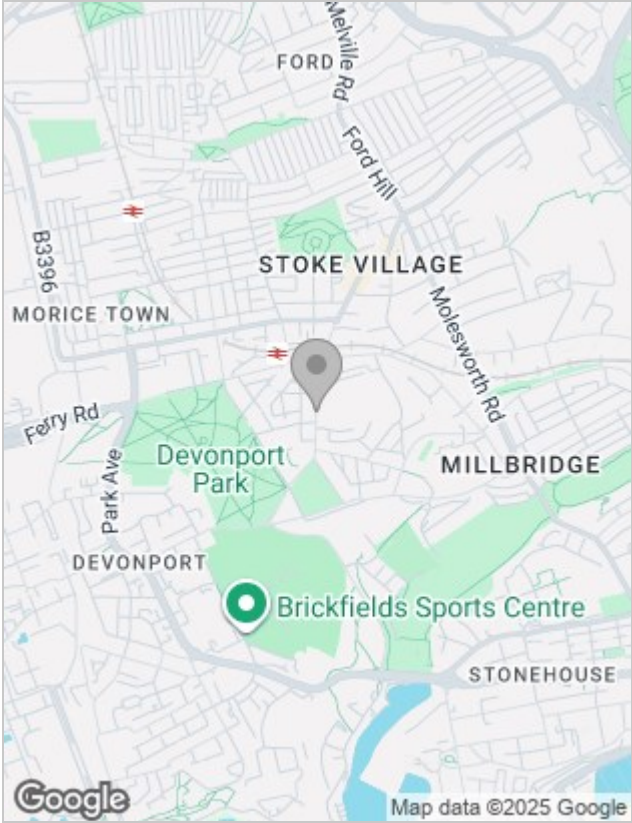


Viewing

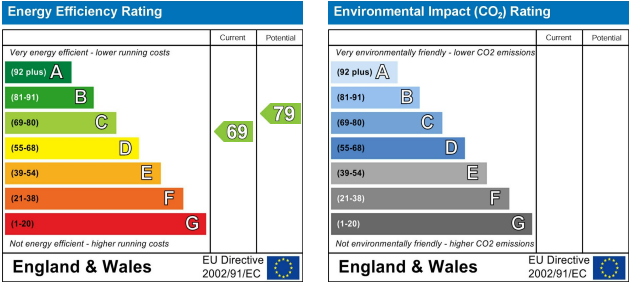
Please contact our DC Lane, Plymouth Office on 01752 874242 if you wish to arrange a viewing appointment for this property or require further information.

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



**99 Mutley Plain, Mutley, Plymouth, Devon, PL4 6JJ**  
01752 874242 | hello@dclane.co.uk | www.dclane.co.uk