



Durnford Street, Plymouth, PL1 3QR  
£240,000 Leasehold - Share of Freehold





£240,000

# Durnford Street

## Plymouth, PL1 3QR

- Prime Waterfront Location
- Moments Away From Royal William Yard
- Two Double Bedrooms
- Allocated Parking Space
- Share of Freehold
- Duplex Apartment
- Handsome Early Victorian Building
- Loft room with Splendid Views
- No Onward Chain
- Council Tax Band A

DC Lane is delighted to present this charming apartment, ideally located on the picturesque Durnford Street, moments from the vibrant Royal William Yard with its diverse array of restaurants, cafés, and bars, this residence offers the perfect blend of city living and waterside lifestyle. Enjoy easy access to the bustling city centre, King Point Marina, and Plymouth's historic Hoe, all within a short walk.

Set within a handsome early Victorian building, this beautifully redesigned duplex apartment offers a harmonious blend of contemporary style and timeless period charm. The accommodation comprises a spacious loft lounge, complete with Velux windows that provide splendid far-reaching waterfront views over the Marina and Royal William Yard. A sleek and modern shower room is also located on this level, complementing the upper floor's airy and elevated ambience. Downstairs, the property features two generous double bedrooms, each showcasing period fireplaces and sash windows that allow an abundance of natural light to fill the rooms. The modern fitted kitchen is well equipped, offering ample storage units and workspace—perfect for both everyday use and entertaining.

Further enhancing this impressive home is an allocated parking space at the rear of the building, a rare and highly sought after feature in such a superb location.

With no onward chain the property is being sold with a share of the freehold and will benefit from a newly issued 999 year lease upon completion, an exceptional opportunity for both first-time buyers and investors alike.

Location, location, location! An early viewing is highly recommended to fully appreciate all that this delightful apartment and its prime setting have to offer.



### Second Floor

Kitchen	10'0" x 7'1" (3.06 x 2.17)
WC	
Bedroom 1	14'0" x 12'9" (4.28 x 3.90)
Bedroom 2	14'0" x 13'4" (4.27 x 4.08)
Third Floor	
Living Room	24'8" x 20'5" (7.54 x 6.23)
Shower room	10'11" x 6'2" (3.34 x 1.90)





## Directions

Exit Mutley Plain onto Tavistock Place/A386. Head south toward city centre. Continue straight onto A386 (Tavistock Road ? North Hill ? Union Street). Turn right onto Paradise Road, then immediately onto Cornwall Street/A374. Follow A374 through city centre toward Millbay. Turn right onto Durnford Street. Continue to 137 Durnford Street, on the right.

## Scan for Material Information



## Council Tax Band: A





## Floor Plans



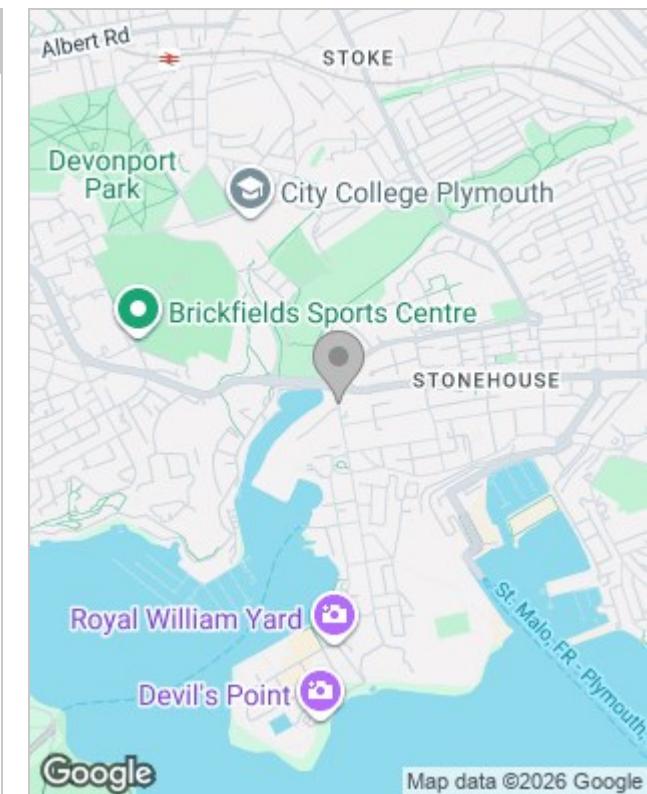
## Viewing

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.

All estate agents are legally required to carry out anti-money laundering checks on buyers and sellers under the UK Money Laundering Regulations. DC Lane may charge a fee of £36.00 Inc Vat per individual buyer. This fee covers the cost of completing those checks.

## Location Map



## Energy Performance Graph

