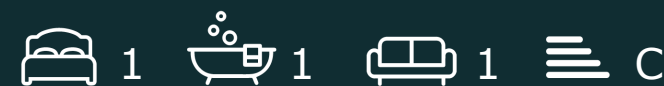




DC  
LANE

SELL • LET • MANAGE

Durnford Street, Plymouth, PL1 3QR  
£170,000 Leasehold - Share of Freehold







# Durnford Street

## Plymouth, PL1 3QR

- Prime Waterfront Location
- One Double Bedroom
- Stylish Interior
- Well Appointed Kitchen and Bathroom
- Share of Freehold
- First Floor Apartment
- Handsome Early Victorian Building
- Moments Away From Royal William Yard
- 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.

This well presented one bedroom flat, positioned on the first floor, boasts an impressive specification throughout and has been finished to a high standard. The accommodation features a spacious lounge with high ceilings, a period fireplace, and elegant sash windows that flood the room with natural light and offer a charming outlook onto the cobbled street below. The contemporary kitchen is generously sized, stylishly appointed, and well equipped, offering ample cabinetry and workspace. The generous double bedroom provides a peaceful retreat, while the well appointed shower room has been tastefully finished. Additional benefits include newly fitted carpets throughout, enhancing the property's fresh and inviting feel.

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 it's prime setting have to offer.

£170,000



### First Floor Flat

|              |                              |
|--------------|------------------------------|
| Lounge/Diner | 13'11" x 12'6" (4.25 x 3.83) |
| Kitchen      | 13'11" x 7'4" (4.25 x 2.24)  |
| Bedroom      | 14'1" x 8'9" (4.31 x 2.68)   |
| Shower room  | 9'0" x 4'1" (2.76 x 1.27)    |





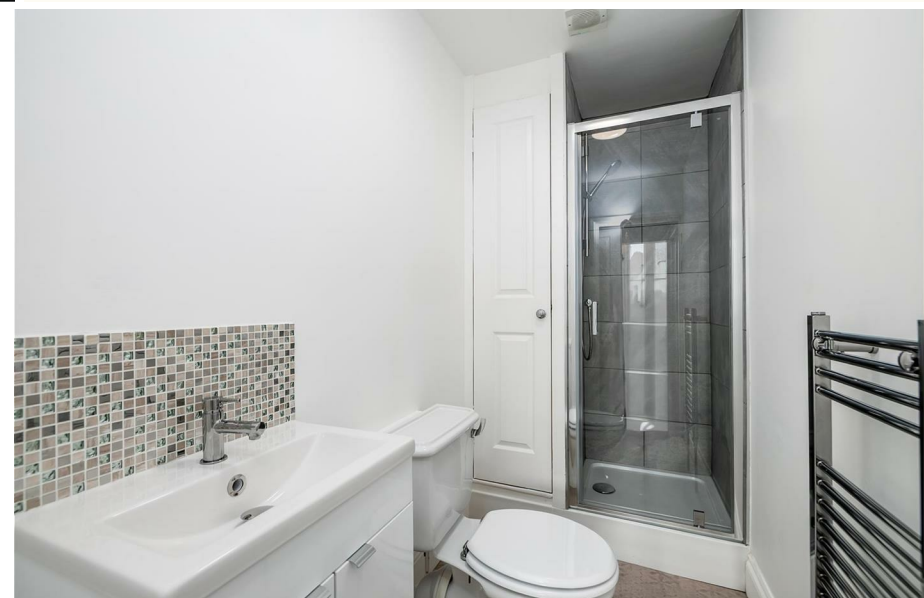


## Directions

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.

**Council Tax Band: A**

## Scan for Material Information

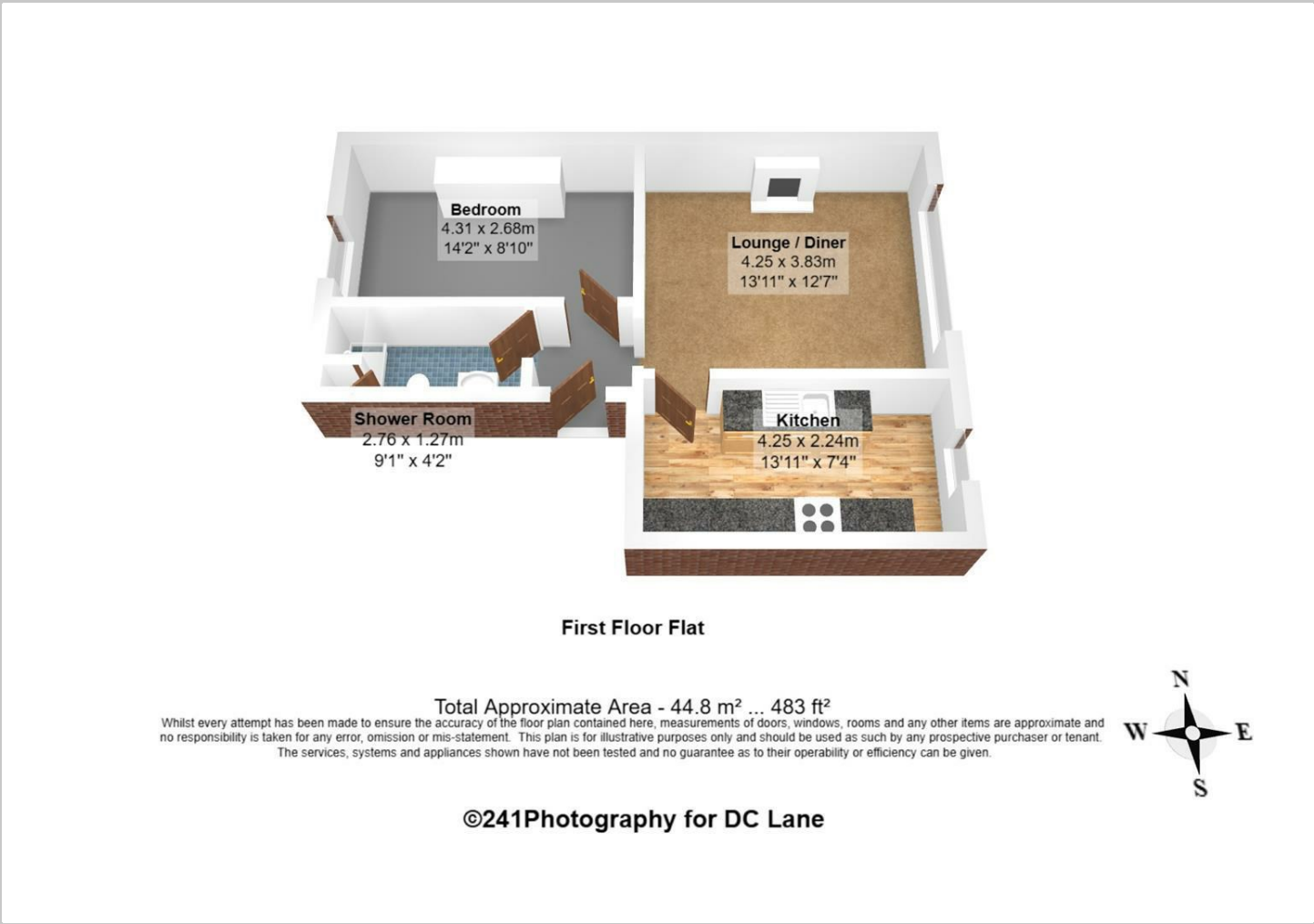




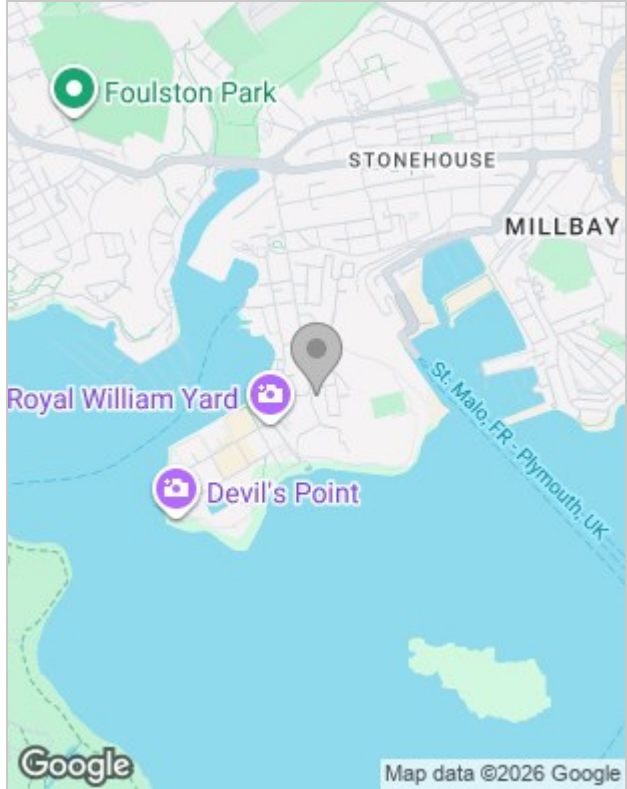




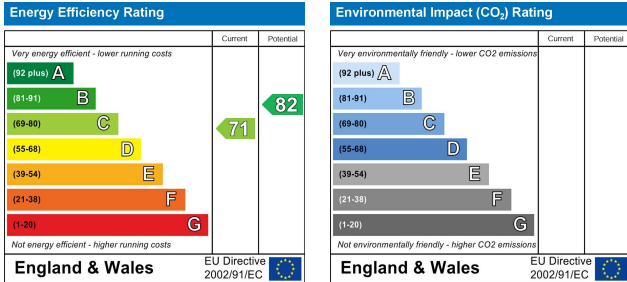
Floor Plans



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.

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.

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