



Ford Hill, Plymouth, PL2

Offers Over: £210,000

A beautiful, fully renovated period property in the sought-after location of Stoke. This property offers tasteful, well designed accommodation arranged over two floors with a blend of contemporary and original features. With a high specification finish, and the most gorgeous fixtures and fittings throughout, this property is ready to move immediately in to.

The property comprises of a tastefully decorated living room which flows into a sizable dining room which then opens up onto a private courtyard. Furthermore, the home offers a sensational bespoke fitted kitchen which has been finished to the highest of standards as well as a downstairs shower room which exudes luxury in every sense. On the first floor you'll find three double bedrooms which will be beneficial for any family or buyer looking for comfortable living, as well as a second beautiful family bathroom. The garden at the rear allows for outdoor entertaining, and the possibility of off-street parking if required. EPC: TBC

Rooms

Entrance Hall Double glazed window to front aspect, tiled flooring, wall mounted gas radiator.

Living Room 12'2" x 13'3" (3.7m x 4.04m). Carpet flooring, wall mounted gas radiator, double glazed bay window, access to dining room.

Dining Room 9'9" x 14' (2.97m x 4.27m). Carpet flooring, wall mounted gas radiator, double glazed window to rear aspect.

Kitchen 9'11" x 4.95 (3.02m x 4.95). Wood flooring, matching wall & base units, double glazed window to side aspect, integrated gas oven, gas cooker with extractor above, cupboard housing boiler, access to utility room.

Utility Room 9'10" x 6'9" (3m x 2.06m). Tiled flooring, double glazed window and door to side aspect, space for washer & dryer, sink with hot and cold mixer taps.

Shower Room 9'10" x 4' (3m x 1.22m). Tiled flooring, low level Wc, double glazed window to side aspect, double glazed window to rear aspect, shower cubicle with gas rainfall shower head, part tiled walls.

Landing Carpet flooring, double glazed window to side aspect, access to all bedrooms and family bathroom.

Bedroom 16'7" x 16'8" (5.05m x 5.08m). Carpet flooring, double glazed window to front aspect as well as double glazed bay window, Tv point.

Bedroom 9'9" x 13'3" (2.97m x 4.04m). Carpet flooring, wall mounted gas radiator, double glazed window to rear aspect.





Bedroom 10'2" x 13'7" (3.1m x 4.14m).
Carpet flooring, wall mounted gas radiator,
double glazed window to rear aspect.

Bathroom 8'9" x 5'9" (2.67m x 1.75m).
Laminate flooring, wall mounted gas towel rail,
double glazed window to side aspect, low level
Wc, ceramic wash hand basin, bath with hot &
cold mixer taps, gas shower head above with
shower screen.

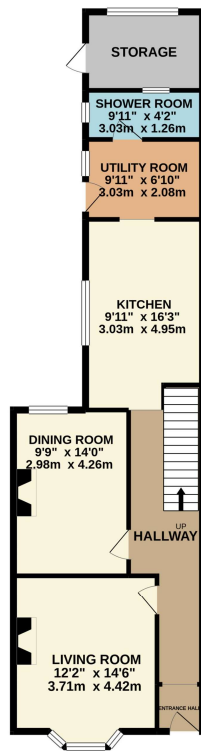
Outside To the rear the property has a
concrete hard stand providing a versatile
space to utilise as off-street parking, created
by the current owners or a rear low
maintenance enclosed court yard.

Charges

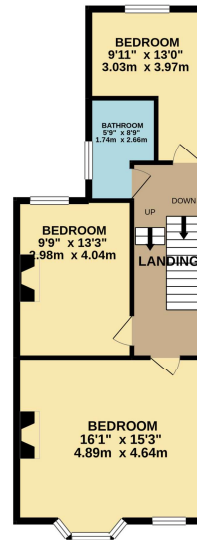
Council Tax Band: TBC



GROUND FLOOR
765 sq.ft. (71.1 sq.m.) approx.



1ST FLOOR
590 sq.ft. (54.9 sq.m.) approx.



TOTAL FLOOR AREA: 1356 sq.ft. (125.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Directions

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Disclaimer

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