



Madden Road, Plymouth, PL1

Offers Over: £130,000

Leasehold

This two double bedroom apartment is located on the first floor and is arguably located on the most desirable corner of the building. The apartment is incredibly low maintenance and is therefore well suited to a first-time buyer, or as it is at present a buy to let investor. Both bedrooms are generous in size as is the family bathroom. The real selling point however for this home is the spacious and free-flowing open plan kitchen / dining area which has an abundance of natural light pouring through every window. There is ample space within the apartment for a young family to grow as well as the bonus of parking. EPC: TBC

Rooms

Entrance Hall 12'11" x 8' (3.94m x 2.44m). Wood flooring, storage cupboard, access to all rooms.

Living Room 13' x 12'2" (3.96m x 3.7m). Laminate flooring, wall mounted gas radiator, Tv point, double glazed window to front aspect.

Kitchen / Diner 12'4" x 12'1" (3.76m x 3.68m). Laminate wood effect flooring, matching wall and base units, space for washer / drying, integrated fridge/freezer, integrated oven with gas cooker and extractor fan above, stainless steel sink & draining unit, double glazed window to rear aspect.

Bedroom One 13'11" x 10' (4.24m x 3.05m). Laminate Wood flooring, wall mounted gas radiator, double glazed window to front aspect.

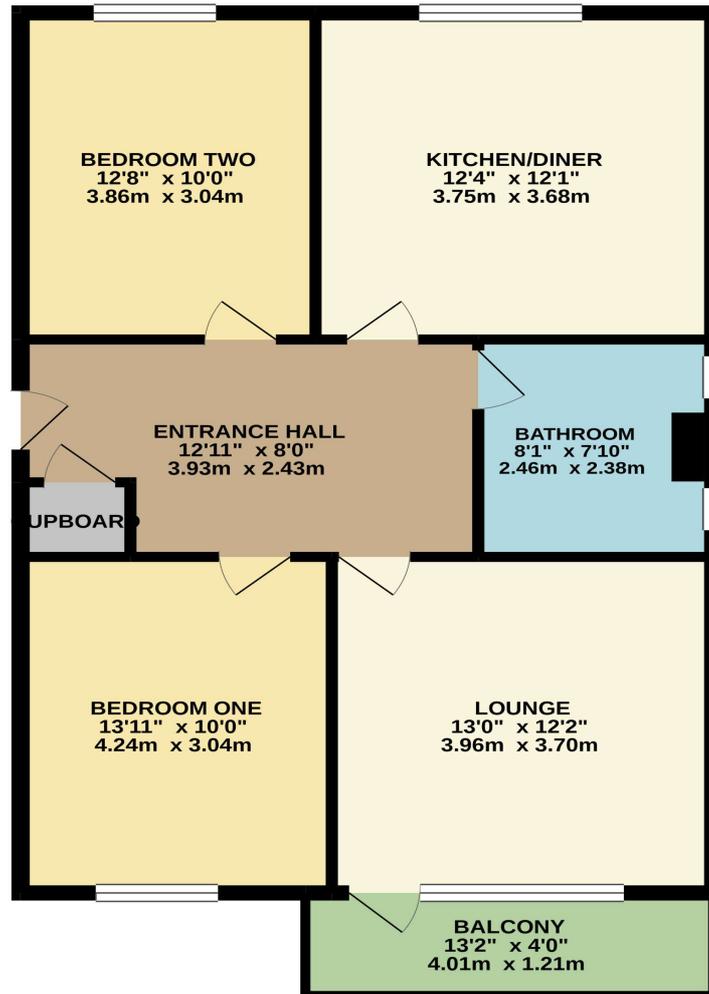
Bedroom Two 8'1" x 7'10" (2.46m x 2.4m). Laminate wood effect flooring, wall mounted gas radiator, double glazed window to rear aspect.

Bathroom 8'1" x 7'10" (2.46m x 2.4m). Tiled flooring, low level Wc, ceramic wash hand basin with hot & cold mixer taps, bath with hot & cold mixer taps and electric shower. 2x double glazed window to side aspect and tiled flooring.





GROUND FLOOR
768 sq.ft. (71.3 sq.m.) approx.



TOTAL FLOOR AREA : 768 sq.ft. (71.3 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements

Pilkington Estates - Plymouth
Third Floor, Unit 7, Sutton Harbour, Plymouth
Devon, PL4 0DN

T: 01752 729777
E: jon@pilkingtonestates.co.uk
www.pilkingtonestates.co.uk

Jet Software Ltd. Registered in England and Wales - 09408958
Registered Office: Third Floor 67-74 Saffron Hill, London, EC1N 8QX

Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.