



Samuel Bassett Avenue, Plymouth, Devon, PL6 Offers Over: £250,000

This immaculate three-bedroom semi-detached house has everything you would wish for in a family home. The property is beautifully modernised throughout, offering a spacious living space alongside a light and airy kitchen. The property benefits from a downstairs W/C. On the first floor, this home boasts three contemporary bedrooms, one including a stylish en-suite, it also offers ample storage space as well as a fresh family bathroom. This residence features an attractive low maintenance garden which is laid to lawn and patio. The garden offers a useful space for social occasions as well enjoying the evening sun. In addition, the property has off road parking for one car. EPC: TBC

Rooms

Hallway 10'8" x 7'6" (3.25m x 2.29m).

Composite front door, laminate flooring, gas wall mounted radiator

Downstairs WC 7'1" x 3'3" (2.16m x 1m).

Wooden door, vinyl flooring, white toilet, white sink basin with chrome taps, gas wall mounted radiator

Kitchen/Diner 10'8" x 8'8" (3.25m x 2.64m).

Wooden door, vinyl flooring, UPVC double glazed window to the front aspect, brown wooden worktop, black high gloss kitchen units. Integrated Fridge/freezer, washing machine, oven, hob, chrome sink, boiler

Lounge 16'2" x 14' (4.93m x 4.27m).

Wooden door, laminate flooring, UPVC double doors onto garden, UPVC double glazed window to the rear aspect, gas wall mounted radiator, wooden door into under stairs storage cupboard, fire

Garden Patio area leading onto lawn. Path down the side of the building with gate to access driveway

Bedroom 3 6'9" 6'8" (2.06m 2.03m).

Wooden door, carpet floor, UPVC double glazed window to rear aspect, gas wall mounted radiator

Master Bedroom 10' x 9'6" (3.05m x 2.9m).

Wooden door, carpet floor, UPVC double glazed window to rear aspect, gas wall mounted radiator

En-suite 6'11" x 4'8" (2.1m x 1.42m).

Wooden door, vinyl flooring, UPVC frosted window to the side aspect, white toilet, white sink basin with chrome taps, shower

Bedroom 2 10'1" x 9'6" (3.07m x 2.9m).

Wooden door, carpet flooring, UPVC double glazed window to the front aspect, gas wall mounted radiator, built in storage

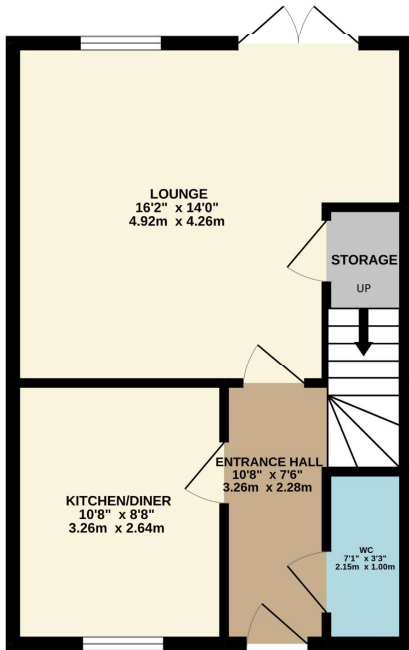




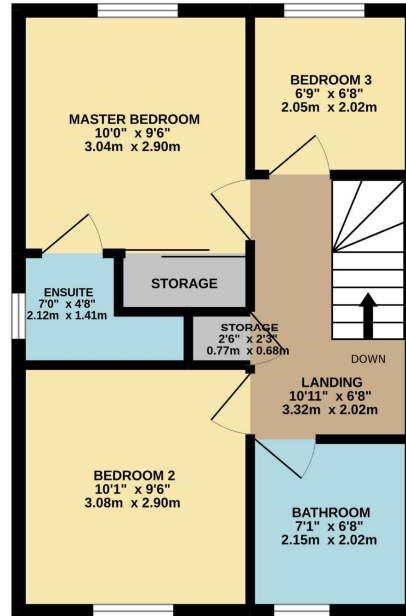
Bathroom 7'1" x 6'8" (2.16m x 2.03m).
Wooden door, vinyl flooring, UPVC frosted window to the front aspect, white toilet. white sink basin with chrome taps, white bath with overhead shower

Hallway 10'11" x 6'8" (3.33m x 2.03m).
Carpet flooring, storage cupboard, loft hatch with ladder

GROUND FLOOR
398 sq.ft. (37.0 sq.m.) approx.



1ST FLOOR
398 sq.ft. (37.0 sq.m.) approx.



TOTAL FLOOR AREA: 797 sq.ft. (74.0 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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