



Piper Street, Plymouth, Devon, PL6

Guide Price: £350,000

Located in the North of the city is this immaculately presented four bedroom family home which has everything to offer and in every way exceeds a buyers expectations. The property has been decorated beautifully by the current owners and provides that high-end finish that so many buyers wish for. As you enter the ground floor you are welcomed by an open planning entertaining space with a brand new fitted kitchen, dining space and then a cosy lounge – ideal for entertaining!

The kitchen has French doors leading out to your rear garden, and the ground floor also has a downstairs WC so it has everything to offer. The first floor then homes one family bathroom and two double bedrooms with space for storage in both! The top floor of this fabulous home offers another two good sized bedrooms and another family bathroom. With the home being set over three floors, the property offers versatility for all family types with a lot of scope to adapt to make the property your own. The home is complete with a low maintenance rear garden a single garage with power and plumbing so can also be used as utility space. EPC:TBC

Rooms

Open plan living space 28'10" x 13'1" (8.8m x 4m). composite door to enter, straight into living space, laminate flooring in kitchen dining space, radiator, uPvc double glazed window to the front, uPvc double glazed french doors, uPvc double glazed window to the side, newly fitted kitchen, integrated dishwasher, composite sink and a half with drainer, integrated fridge freezer, integrated oven and grill, induction hob, extractor fan, opening into living there is carpeted flooring, uPvc double glazed window to the front and side,

Downstairs WC 6'6" x 2'10" (1.98m x 0.86m). carpeted flooring, toilet, sink with mixer tap,

Landing carpeted stairs and landing

Bedroom 13'1" x 11'9" (4m x 3.58m). carpeted flooring, radiator, uPvc double glazed window to the side, bay with uPvc double glazed windows,

Bathroom One 7'1" x 7'2" (2.16m x 2.18m). carpeted flooring, radiator, sink with mixer tap, toilet, bath tub, shower head, uPvc double glazed frosted window,

Bedroom 12'11" x 9'5" (3.94m x 2.87m). carpeted flooring, radiator, uPvc double glazed





window, bay with uPvc double glazed windows,

Landing carpeted stairs and landing, access to loft, radiator

Bedroom 8'2" x 13'1" (2.5m x 4m). carpeted flooring, radiator, uPvc double glazed window

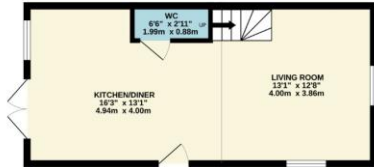
Bedroom 13' x 10'1" (3.96m x 3.07m). carpeted flooring, radiator, uPvc double glazed window, storage cupboard,

Garden low maintenance garden, mainly artificial grass, patio path leading to garage, outside tap

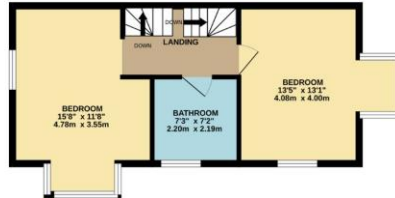
Single Garage power and plumbing, can be used for utility space



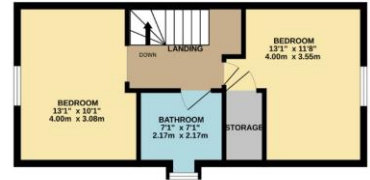
GROUND FLOOR
379 sq.ft. (35.2 sq.m.) approx.



1ST FLOOR
410 sq.ft. (38.1 sq.m.) approx.



2ND FLOOR
381 sq.ft. (35.4 sq.m.) approx.



TOTAL FLOOR AREA: 1170 sq.ft. (108.7 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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Disclaimer

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