



## Clittaford Road, Plymouth, Devon, PL6 Guide Price: £160,000

## Freehold

Welcoming to the marker this two-bedroom endof-terrace home, offered with no onward chain, is perfect for families or anyone seeking a cozy, well-located property. The home offers opportunity for a new buyer to put their own stamp on it whilst being in a liveable condition. As you enter the property you have a porch which leads into the spacious lounge. You then go through to the hallway with the stairs leading to the first floor, but also an opening into your kitchen to have a nice socialising space with French doors out to the rear garden. The first floor consists of two large double bedrooms and a family bathroom. The garden itself is a sunny, private space with mainly lawn and a patio space. Overall, this home offers a wonderful blend of space with a chance to make the home your own. EPC: TBC

## Rooms

**Porch** 4'4" x 3'11" (1.32m x 1.2m). tiled flooring, door to enter, door into lounge

**Lounge** 14'11" x 11'11" (4.55m x 3.63m). carpeted flooring, radiator, uPvc double glazed window

**Hallway** stairs leading to the first floor, radiator

**Kitchen Dining Room** 18'8" x 8'8" (5.7m x 2.64m). modern kitchen, integrated oven, four ring gas hob, extractor fan, tiled splashback, space and plumbing for washing machine, stainless steel sink with drainer, mixer tap, uPvc double glazed french doors out to rear garden, radiator

**Bedroom Two** 11'9" x 9'5" (3.58m x 2.87m). carpeted flooring, radiator, storage cupboard, opening for storage space over the stairs

Landing carpeted stairs and landing

**Bathroom**  $8'9" \times 4'10" (2.67m \times 1.47m)$ . vinyl flooring, tiled walls, radiator, toilet, sink with hot and cold taps, uPvc double glazed frosted window, bath tub with overhead shower

**Bedroom One**  $14'9" \times 9'6" (4.5m \times 2.9m)$ . carpeted flooring, radiator, two uPvc double glazed windows

Garden side access, lawned area and patio





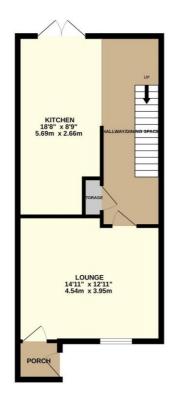














TOTAL ELOOR AREA: 874 sg.ft. (8.1.2 sg.m.) approx.

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## Disclaimer

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