

Connells

Shaftesbury Court
Plymouth

Shaftesbury Court
Plymouth PL4 8TW

for sale offers over
£170,000







Property Description

We are delighted to introduce this charming two bedroom mid-terrace property to the market, situated in a prime central location. Benefiting from two double bedrooms, lounge, kitchen/diner, bathroom and allocated parking.

Located in the heart of Plymouth, close to a host of local amenities such as shops and restaurants, well-regarded schools, local parks whilst being a stone's throw away from the city centre, Plymouth university and major transport links.

As you enter this property, you are welcomed with bright and airy lounge, followed by the kitchen/diner with matching wall and base units to the kitchen area.

Continuing the good condition, on the first floor you will find two good-sized bedroom and a family bathroom comprising bath with overhead shower, hand basin and W.C.

Externally, this property offers allocated parking, a rarity in such a central location and perfect for those who drive.

This property is a very attractive opportunity for a first-time buyer or investor, appealing to a wide range of buyers.

EARLY VIEWINGS ADVISED!

Ground Floor

Lounge
13' 9" maximum x 10' 4" maximum (4.19m maximum x 3.15m maximum)

Kitchen/Diner
13' 9" maximum x 7' 7" maximum (4.19m maximum x 2.31m maximum)

First Floor

Bedroom One
10' 6" maximum x 8' 6" maximum (3.20m maximum x 2.59m maximum)

Bedroom Two
9' 2" maximum x 7' 1" maximum (2.79m maximum x 2.16m maximum)

Bathroom
7' 2" x 4' 3" (2.18m x 1.30m)

Agents Note;

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.







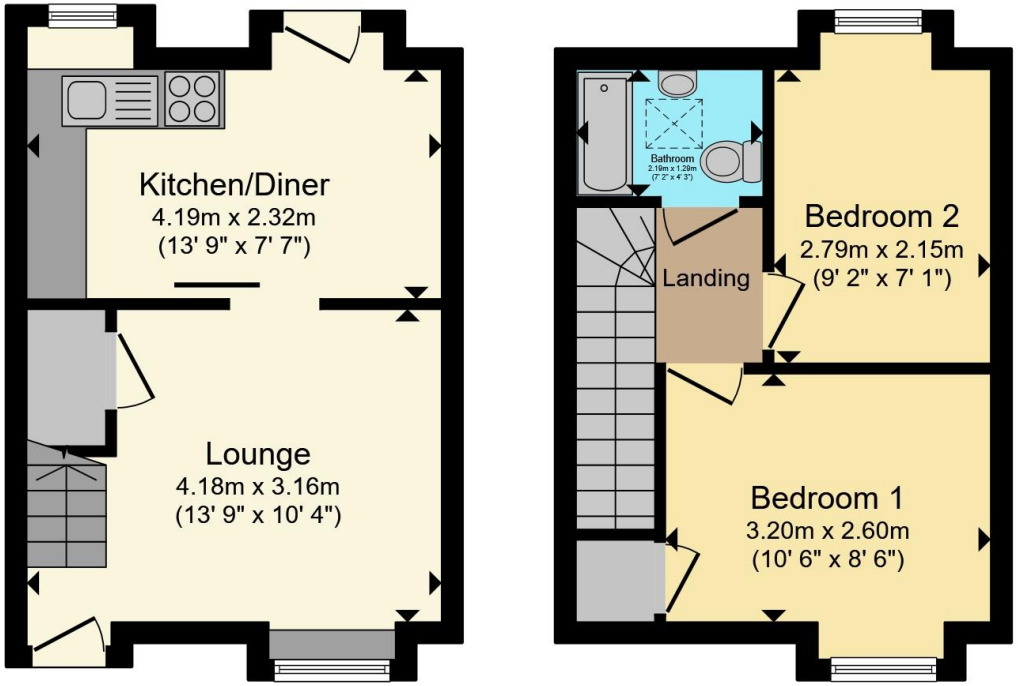












Ground Floor **First Floor**

Total floor area 49.2 m² (529 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Connells

To view this property please contact Connells on

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32 Mannamead Road
PLYMOUTH PL4 7AA

EPC Rating: Awaited

Council Tax Band: A

Tenure: Freehold

view this property online connells.co.uk/Property/PLH314032

The Property Ombudsman

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1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures, fittings or services and it is in the buyers interest to check the working condition of any appliances.

Connells Residential is registered in England and Wales under company number 1489613, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.