



**Sold STC**

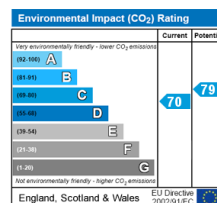
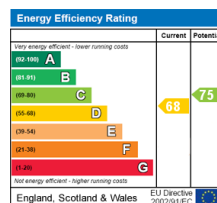
**Taunton Avenue, Whiteleigh, Plymouth PL5 4HT**



**£84,950**

**1 bedroom Flat**

- ✓ NO CHAIN
- ✓ Ideal for 1st Time Buyer or Investor
- ✓ Self Contained
- ✓ Recently renovated
- ✓ Fridge/freezer & Washing Machine inc
- ✓ Gas Central Heating & DG
- ✓ Front & Rear Gardens
- ✓ On public transport route



## Description

Viewme are delighted to bring to the sales market this 1 bedroom self-contained ground floor flat.

The property briefly comprises:

Entrance Hallway, Shower Room, Kitchen, Lounge/Diner & Double Bedroom

## Location

Taunton Avenue is located in the heart of Whiteleigh close to Tamerton Foliot, Crownhill & Southway. There is a bus service close by to take you towards or away from Plymouth City Centre.

Local amenities can be found in Whiteleigh Green, GP Surgery, Pharmacy, Co-op Supermarket, Takeaway establishments and small independent shops.

Just across Whiteleigh Bridge is Transit Way where you can find Lidl, Matalan, Argos, Tesco Supermarket, B&M Store. Transit Way is approx 15 minute drive or 40 minute walk away. Also nearby is Crownhill Shopping Centre: Co-op supermarket, Farm Foods, Tamar Public House, Indian Restaurant & takeaway, Hair Salon, Newsagents and More.....

## Ground Floor

**Entrance Hallway - 7' 6" x 4' 6" (2.31m x 1.38m)** Go through the PVC front door into the entrance hallway providing access to all living accommodation.

Tiled Floor with wall mounted radiator and coat hooks.

Freshly painted woodwork and walls decorated in a neutral light grey.

Very light and airy.

**Shower Room - 6' 5" x 5' 3" (1.97m x 1.61m)** Fully Tiled Shower Room - consisting of a white suite comprising:

Low level WC, Wash Hand Basin and Double Shower Cubicle with Electric Shower

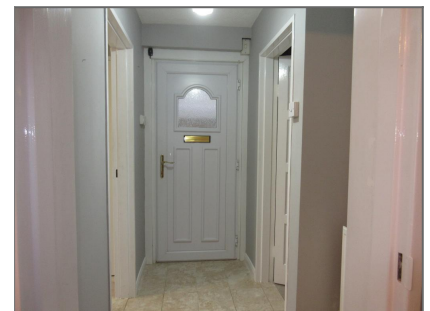
Tiled Floor with Wall Mirror & Shelves

Double Modesty Glazed Window to the side aspect of the property.

**Kitchen - 8' 0" x 8' 11" (2.45m x 2.72m)** Fitted kitchen consisting of base and eye level units with roll top work surface. Stainless steel sink with mixer tap and tiled



Double Bedroom



Entrance Hallway



Shower Room



Kitchen

splash back.

Integrated Oven, Hob and Extractor. Standalone Washing Machine and Fridge/Freezer included.

Fitted cupboard/larder unit housing fuse box. The boiler is situated on the wall.

Double glazed window to the front aspect of the property, tiled flooring and electrical sockets

**Lounge/Diner - 11' 10" x 11' 6" (3.62m x 3.52m)** Good size light and airy room which has recently been re-decorated in light gray and fitted with new gray complimenting carpet.

Double glazed bay window overlooking the front of the property.

Wall mounted radiator, and electrical sockets.

**Double Bedroom - 10' 7" x 11' 6" (3.24m x 3.52m)** Good size double bedroom neutrally decorated with newly fitted carpets.

Double glazed window overlooking rear garden.

Two fitted cupboards, wall mounted radiator and electrical sockets



Outside Storage



Rear Garden

## Exterior

**Front and Rear Garden - Gardens:**

Front: sloping garden laid to lawn.

Rear: steps lead to the rear garden again mostly laid to lawn with washing line. Two storage sheds are located just outside the main entrance to the property.

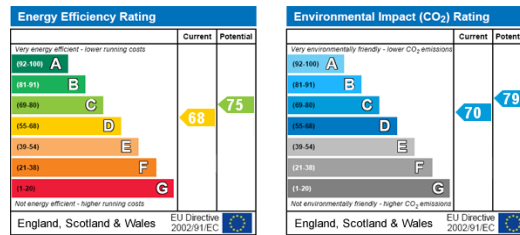
## Floorplans



Floorplan NOT Drawn to Scale

Floorplan

## Energy Efficiency and Environmental Impact



## Additional Information

Front and Rear gardens, both laid to lawn.

Washing line to the rear of the property

On road parking

Service Charge £ - awaiting details

Ground Rent £ - awaiting details

Lease - awaiting details

**Disclaimer:** We do our best to ensure that our sales particulars are accurate and are not misleading. We also ask our clients to check their own sales particulars and verify the information. Therefore, these particulars, whilst believed to be accurate are set out as a general outline for guidance only and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings, and the measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property. Tenure - Viewme have



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