



**DC**  
LANE

SELL • LET • MANAGE

Trelawney Road, Plymouth, PL3 4JZ  
£250,000 Freehold

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£250,000

# Trelawney Road

## Plymouth, PL3 4JZ

- End Terrace House
- Garage
- Two Reception Rooms
- Well Presented
- No Onward Chain
- Three Bedrooms
- Popular Peverell Location
- On Doorstep of Central Park
- Gas Central Heating
- Council Tax Band B

ON THE DOORSTEP OF CENTRAL PARK !

DC Lane are delighted to present this charming end of terrace house located in the popular Peverell area and positioned with easy access to the A38 and City Centre for a convenient commute, and within easy walking distance of the famous Plymouth Life Centre and Central Park for leisure pursuits. The property is also within the catchment area of the sought after Hyde Park Primary School.

The approach to the front and entrance vestibule are level access opening into the hallway with understairs storage cupboards. There are two reception rooms, living room and dining room and the kitchen has a range of units and door access into the courtyard. To the first floor there are three bedrooms (2 doubles and a single) and bathroom. With the added benefits of characterful stripped floorboards, a bijou courtyard with an additional lavatory/cloakroom and garage with utility room area providing washing machine plumbing and sockets/space for additional fridges/freezers.

This is a superb family home and is being offered to the market with no onward chain.

MOVE FASTER WITH PRIORITY PACK - AVAILABLE ON THIS PROPERTY Call for more information. or click [www.dclane.co.uk/priority-pack](http://www.dclane.co.uk/priority-pack)

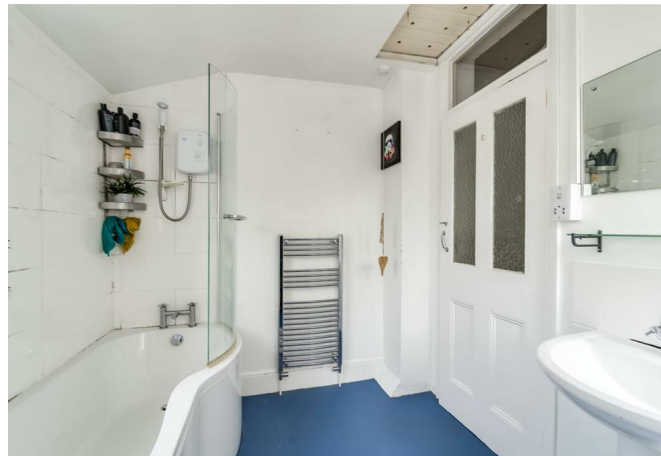


### Ground Floor

Lounge	12'1" x 14'10" (3.70 x 4.53)
Dining Room	9'11" x 12'5" (3.04 x 3.80)
Kitchen	9'2" x 7'2" (2.80 x 2.19)

### First Floor

Bedroom One	10'0" x 14'10" (3.06 x 4.53)
Bedroom Two	10'0" x 12'5" (3.06 x 3.80)
Bedroom Three	5'5" x 8'9" (1.67 x 2.68)
Bathroom	9'2" x 7'2" (2.80 x 2.19)





## Directions

From Mutley Plain take Hyde Park Rd for 0.4 mi to Peverell and continue along Peverell Park Road turning left into Glendower Road. Continue down and turn right into Trelawney Road, the property can be found on the left.

**Council Tax Band:**

## Scan for Material Information





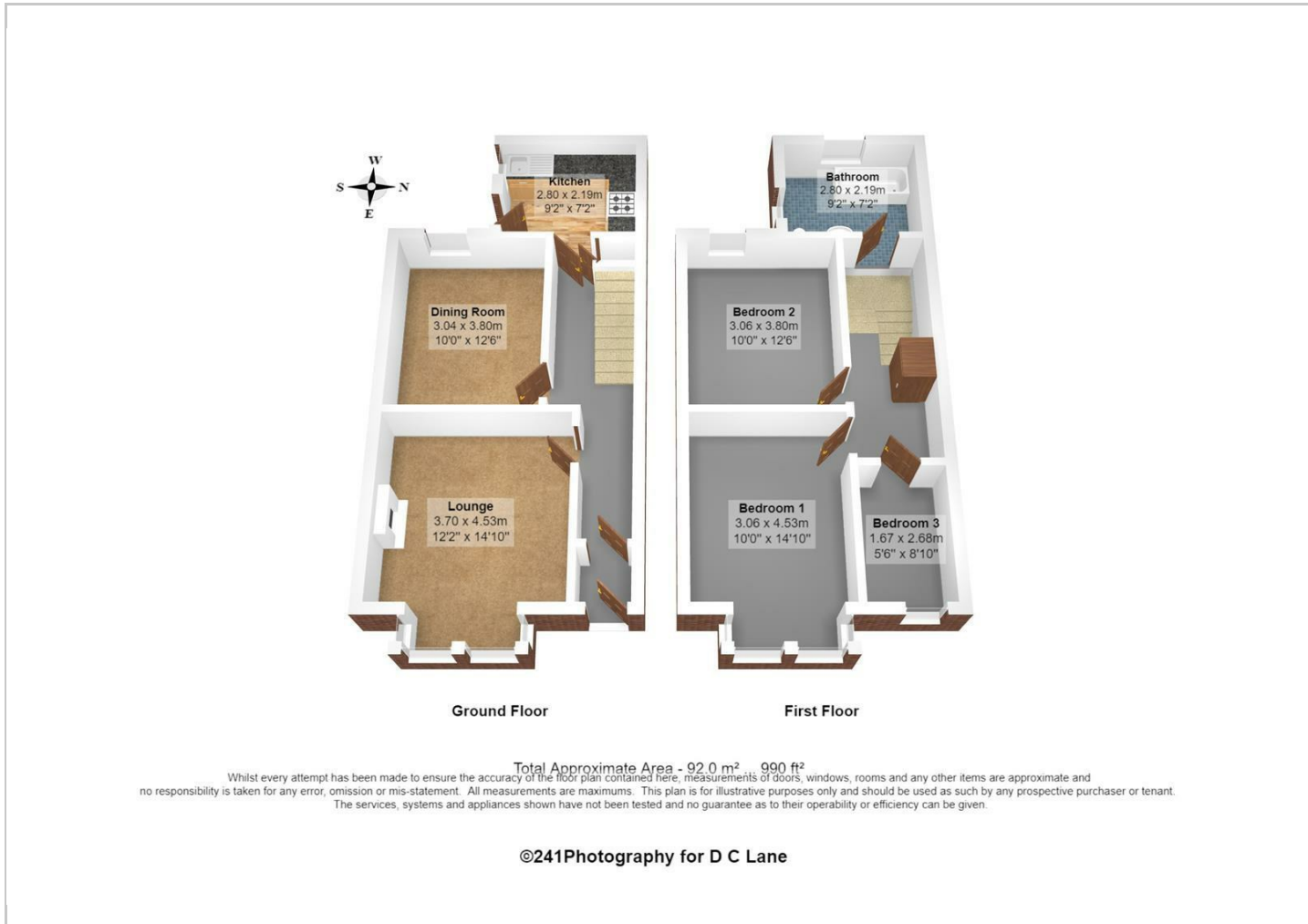
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NO PARKING

W054  
JSV

Warranted  
Safest  
&  
Most  
Reliable  
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Safest  
&  
Most  
Reliable

## Floor Plans

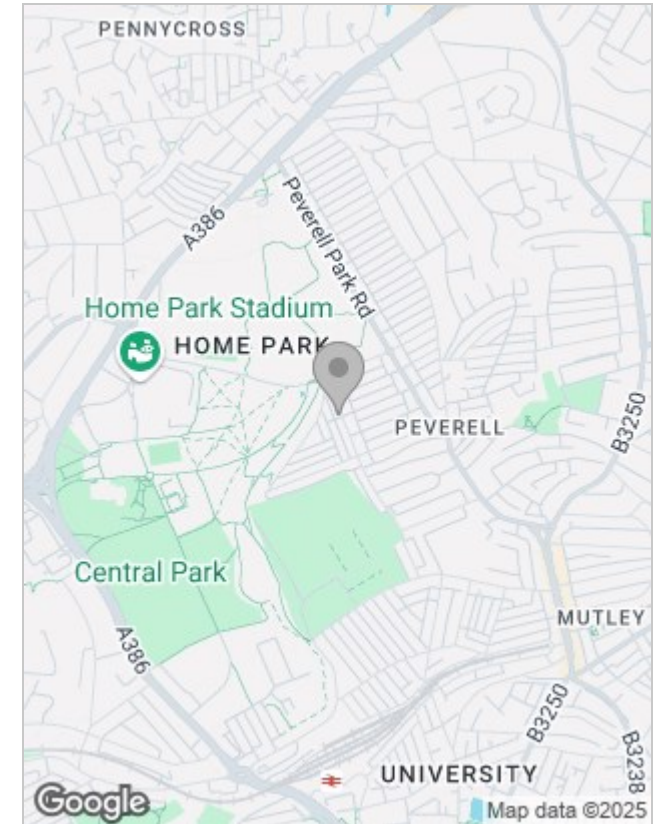


## Viewing

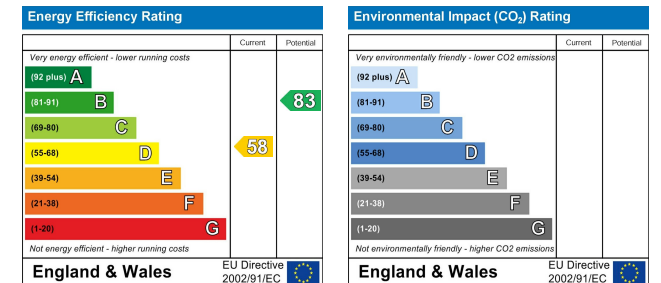
Please contact our DC Lane, Plymouth Office on 01752 874242 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

## Location Map



## Energy Performance Graph



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