

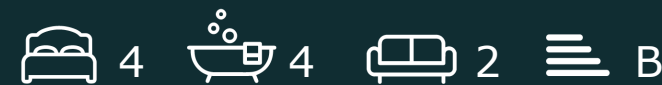
DC
LANE

SELL • LET • MANAGE



Greenbank Road, Plymouth, PL4 7JW

Asking Price £500,000 Freehold





Greenbank Road

Plymouth, PL4 7JW

- New Build Detached Residence
- 4 En-suite Shower Rooms
- Gated Development
- Arranged over 3 Storeys
- Rear Garden
- 4 Double Bedrooms
- Expansive Living Space
- Secure Parking
- Building Warranty by BuildZone
- SAP EPC B & Council Tax TBC

Currently nearing completion and set within a gated development of two individually designed town residences, DC Lane are thrilled to present these newly built properties that boast a unique design, offering a touch of individuality that is sure to impress.

Plot 1 is arranged over three storeys, the lower ground floor boasts expansive living, consisting of a kitchen/diner and separate lounge, providing ample space for entertaining guests or simply relaxing with your family. Notably both rooms span the length of the property and will comfortably accommodate statement pieces of furniture. Sliding doors open to the rear garden, seamlessly merging the indoor and outdoor. Ascending the stairs, there are four well appointed bedrooms and four modern, sleek en-suite shower rooms arranged over the remaining floors.

The build design brings energy efficiency to B rating, and a Buildzone warranty will give peace of mind.

Situated in the sought-after location of Greenbank, this property offers the perfect blend of urban convenience, allowing buyers to explore the vibrant city of Plymouth. This home provides the ideal base for a truly fulfilling lifestyle.

The gated approach includes parking for 2 cars and the generous enclosed rear garden will feature black limestone slabs and lawn.

Some finishing detail is still open to agreement with developer including bedroom and living space flooring.

General Specifications: Cat 6 wiring, electric combi boiler and radiators, oak 5 panel doors with chrome furniture, bathrooms tiled throughout with ceramic and porcelain mixture. Please note that images are CGI illustrations and are to give a guide only - and specs may be subject to change so also intended as a guide only.



Lower Ground Floor

Lounge 13'4" x 29'11" (4.07 x 9.14)
Sliding doors to garden.

Kitchen Diner 19'5" x 29'11" (5.93 x 9.14)
Expansive range of Wall and base units with Island and B'fast bar, Neff appliances including slide and hide oven, separate microwave and oven combo, induction 5 ring hob, integrated dishwasher and canopy hood. Sliding doors to garden.

Ground Floor

Bedroom 4 12'0" x 10'11" (3.67 x 3.34)

En-suite 7'1" x 6'1" (2.17 x 1.87)
Range of porcelain and ceramic tiling, shower enclosure, thermostatic shower, WC, vanity units, towel rail and shaver socket

Bedroom 3 16'6" x 11'10" (5.03 x 3.61)

En-Suite 7'1" x 6'9" (2.17 x 2.08)
Range of porcelain and ceramic tiling, shower enclosure, thermostatic shower, WC, vanity units, towel rail and shaver socket





First Floor

Master Bedroom 19'5" x 8'4" (5.93 x 2.56)

En-Suite 7'10" x 5'11" (2.39 x 1.82)
Range of porcelain and ceramic tiling, shower enclosure, thermostatic shower, WC, vanity units, towel rail and shaver socket

Dressing Room 7'4" x 6'0" (2.26 x 1.83)

Bedroom 2 19'5" x 11'6" (5.93 x 3.51)

En-Suite 7'10" x 6'10" (2.39 x 2.09)
Range of porcelain and ceramic tiling, shower enclosure, thermostatic shower, WC, vanity units, towel rail and shaver socket

Directions

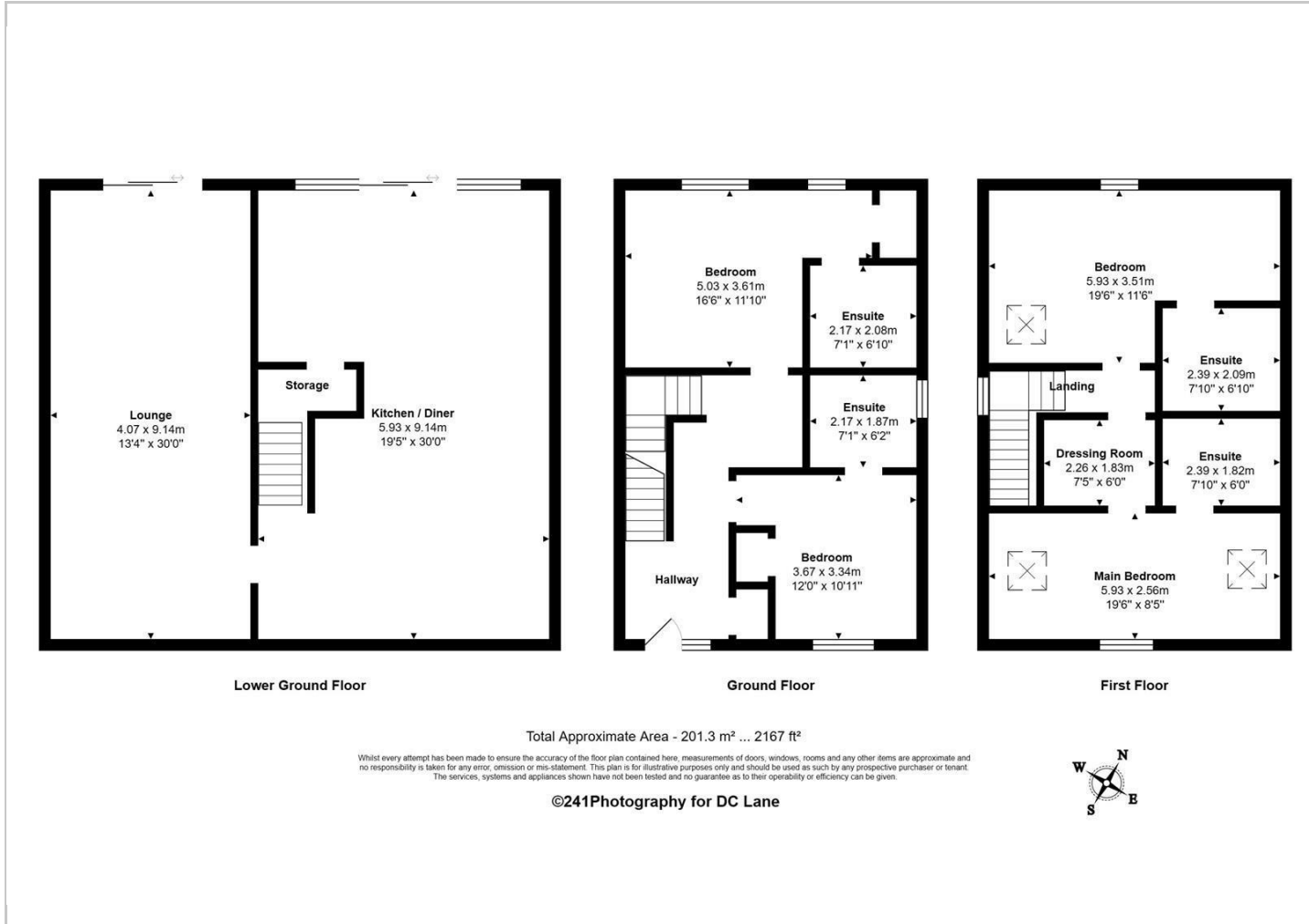
From our office head South on Mutley Plain, bear left onto Greenbank Road and the development entrance is on the left.

Council Tax Band: New Build

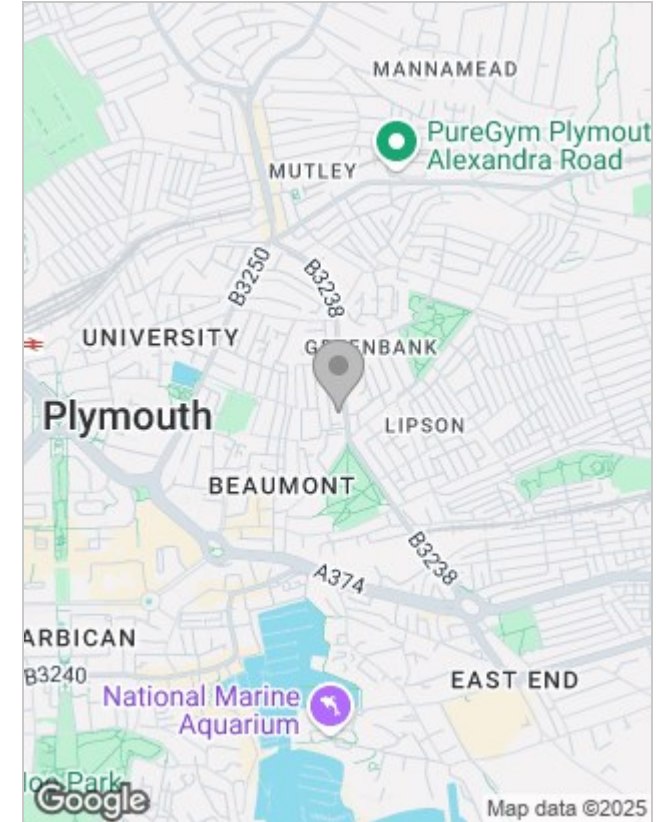




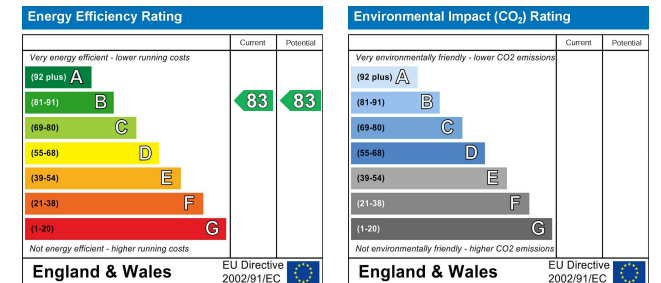
Floor Plans



Location Map



Energy Performance Graph



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.

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