






DC
LANE

SELL • LET • MANAGE

Quarry Park Road, Plymouth, PL3 4LW

£325,000 Freehold

 3  1  2  D



Quarry Park Road

Plymouth, PL3 4LW

- Mid Terraced House
- Popular Peverell Location
- Character Features
- Well Presented
- Rear Courtyard Garden
- Three Double Bedrooms
- Extended Kitchen with Bifold Doors
- Two Reception Rooms
- No Onward Chain
- Council Tax Band C

UNEXPECTEDLY BACK TO THE MARKET

DC Lane are delighted to present this impressive three double bedroom mid terrace family home located in the highly sought after Peverell area and positioned with easy access to the A38 and City Centre for a convenient commute and within strolling distance of Hyde Park shopping parade and Central Park for leisure pursuits.

Offering ideal family living and entertaining space this superb property offers generous rooms throughout and a wealth of character features including stripped doors, floorboards and period fireplaces. Entry through the vestibule opens into a welcoming hallway leading to the spacious front reception room boasting a period fireplace and made to measure window shutters opening into a further reception room also with a period fireplace. The generous kitchen has had a side return extension with velux windows allowing light to flood through and on trend bifold doors opening into the rear garden seamlessly merging the indoors and outdoors. There are an abundance of contemporary cabinets, island with sink and integrated dishwasher, range style cooker within the chimney breast and the open-feeling family zone makes this truly the 'heart of the home.' A utility cupboard and downstairs cloakroom/wc completes the ground floor accommodation. To the first floor there are three double bedrooms the master spanning the width of the property, serviced by a well appointed family bathroom with shower over the bath.

Externally to the rear there is a secluded walled courtyard garden with rear service lane access.

Deceptively spacious and well presented we believe this splendid property is attractive to families, due to the catchment area for excellent local schools and couples alike. Oozing character and charm and with no onward chain a viewing is highly recommended.



£325,000



Ground Floor

Lounge	12'11" x 13'0" (3.96 x 3.98)
Dining Room	10'3" x 12'11" (3.14 x 3.95)
Kitchen	10'7" x 15'1" (3.24 x 4.60)
Dining Area	5'7" x 23'10" (1.72 x 7.27)
Cloakroom/WC	4'1" x 2'8" (1.26 x 0.83)

First Floor

Master Bedroom	16'9" x 12'11" (5.12 x 3.94)
Bedroom Two	10'3" x 12'11" (3.14 x 3.95)
Bedroom Three	10'9" x 9'7" (3.30 x 2.94)
Bathroom	6'10" x 8'2" (2.09 x 2.49)



Directions

From Mutley Plain take Hyde Park Rd for 0.4 mi to Peverell and continue along Peverell Park Road. Turn left into Quarry Park Road and the property can be found on the left.

Council Tax Band: C

Scan for Material Information





Floor Plans

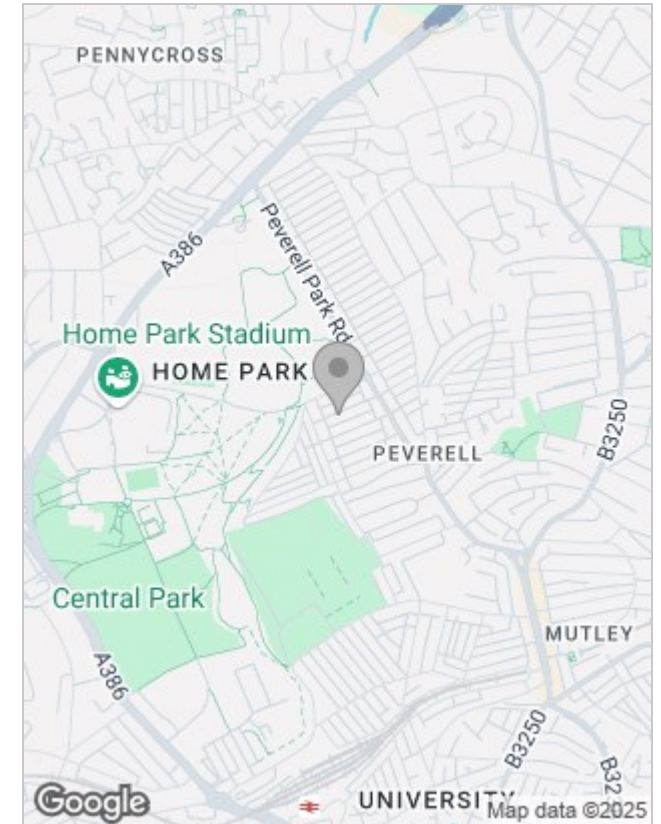


Viewing

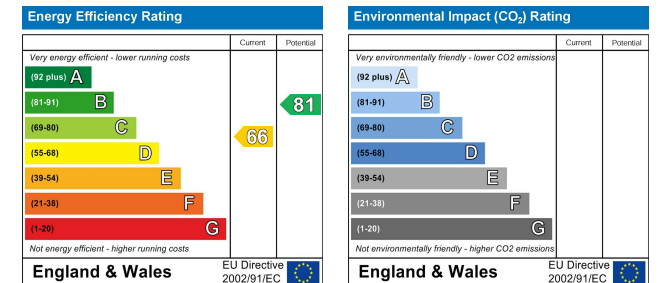
Please contact our DC Lane, Plymouth Office on 01752 874242 if you wish to arrange a viewing appointment for this property or require further information.

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



99 Mutley Plain, Mutley, Plymouth, Devon, PL4 6JJ
 01752 874242 | hello@dclane.co.uk | www.dclane.co.uk