



DC
LANE

SELL • LET • MANAGE

Derry Avenue, Plymouth, PL4 6BH
£230,000 Freehold

 4  1  2  D



£230,000

Derry Avenue

Plymouth, PL4 6BH

- Mid Terraced House
- Two Reception Rooms
- Spacious Accommodation
- Some Modernisation Required
- No Onward Chain
- Four Bedrooms
- Central Location
- Close to University & Railway Station
- Rear Courtyard Garden
- Council Tax Band B

DC Lane are delighted to present this mid terraced period property presenting an excellent opportunity for those seeking a spacious family home or a promising investment. Centrally located, this residence is conveniently situated near the city centre, making it easy to access a variety of shops, restaurants, and local amenities. Additionally, the proximity to the university and railway station enhances its appeal, particularly for students and commuters alike.

Boasting well-proportioned accommodation the property comprises of hallway, two reception rooms, large kitchen/breakfast room and four bedrooms serviced by a shower room. There is a rear courtyard garden with rear service lane access. While the property is in need of some modernisation, it offers a generous canvas for potential buyers to create and transform the living spaces.

With no onward chain this terraced house on Derry Avenue is a fantastic opportunity for those looking to invest in a property with great potential in a prime location.



Ground Floor

Lounge 12'7" x 12'11" (3.85 x 3.94)

Dining Room 10'4" x 12'9" (3.16 x 3.90)

Kitchen/Breakfast Room
10'3" x 16'6" (3.13 x 5.04)

First Floor

Bedroom One 10'6" x 12'11" (3.21 x 3.94)

Bedroom Two 10'6" x 12'9" (3.21 x 3.90)

Bedroom Three 10'3" x 10'11" (3.13 x 3.33)

Bedroom Four 5'10" x 9'0" (1.78 x 2.75)

Shower Room 7'1" x 5'1" (2.16 x 1.55)



Directions

Head south on Mutley Plain/B3250 towards Belgrave Rd 0.2 mi Turn right onto North Hill/B3250 0.2 mi Turn right onto N Rd E 0.2 mi Turn right onto Derry Ave and the property can be found on the right

Council Tax Band: B

Scan for Material Information





Floor Plans

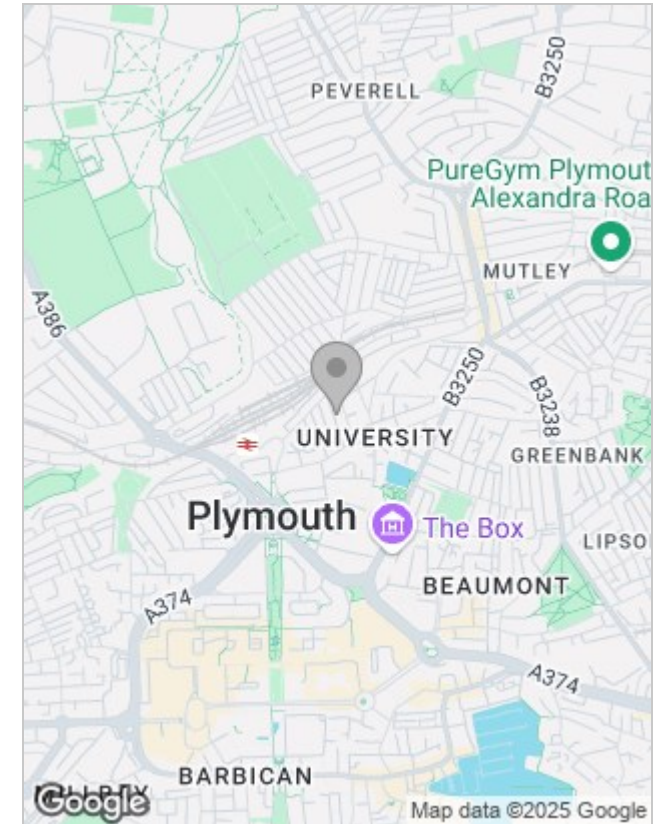


Viewing

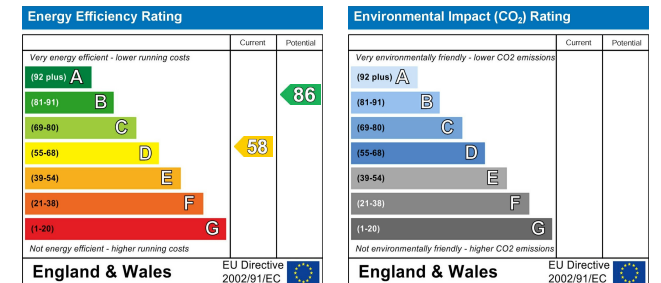
Please contact our DC Lane, Plymouth Office on 01752 874242 if you wish to arrange a viewing appointment for this property or require further information.

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