



MARC REES

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# 10 St. Josephs Close, Crownhill, Plymouth, PL6 5BA

Guide Price £325,000

3 1 1

- Highly Desirable Location
- Spacious Accommodation
- 2/3 Bedrooms
- 1/2 Receptions
- No Chain
- Gas Central Heating and Double Glazing
- Garage and Driveway
- Backing onto Woodland
- Close to Amenities
- Please quote MR0566 when making a telephone enquiry

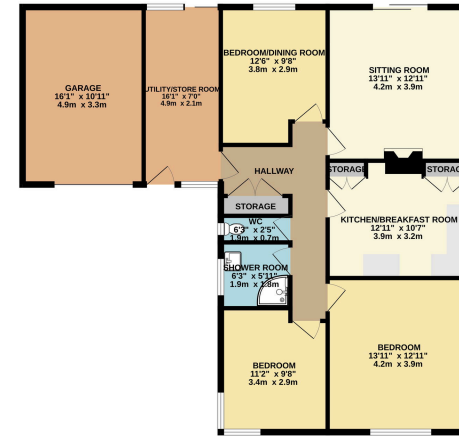


This is a great opportunity to acquire a spacious bungalow situated within a highly desirable location backing onto Woodland and close to the A38 Dual Carriageway, shops and bus routes. The property is in need of updating and improvement but offers modern benefits including gas central heating and double glazing. The accommodation comprises, a useful utility/store, reception hall, sitting room with access onto the balcony, a kitchen/breakfast room, 2 bedrooms plus a 3rd bedroom/dining room, separate W.C. and shower room with a wash basin. To the outside of the property there is a driveway leading to a larger than average single garage, front garden and to the rear, a balcony and garden backing onto Wideo Woods. This property is being sold with no onward chain, please quote MR0566 when making a telephone enquiry.





GROUND FLOOR  
1148 sq.ft. (106.7 sq.m.) approx.



TOTAL FLOOR AREA: 1148 sq.ft. (106.7 sq.m.) approx.  
While every effort has been made to ensure the accuracy of the floor plan, the dimensions of the rooms, areas, and the layout of the floor plan are not intended to be used as a legal document. The actual, current and applicable laws have to be used as the guideline for the floor plan.

