



Newly Renovated

22 Godding Gardens | Plymouth | PL6 6NG



thoroughly good property agents



PROPERTY TYPE

Mid Terraced House



SIZE

833 sq ft



LOCATION

Devon



AGE



BEDROOMS

3



RECEPTION ROOMS

1



BATHROOMS

1



WARMTH

...



PARKING

On Road Parking



OUTSIDE SPACE

Garden



EPC RATING

65



COUNCIL TAX BAND

A



in a nutshell...

- Three Bedrooms
- Modern Fitted Kitchen
- Front and Rear Gardens
- Contemporary Family Bathroom
- Countryside Views
- Ample On Street Parking
- Popular Location
- EPC Rating D
- Council Tax Band A



the details...

This three bedroom home has been completely refurbished to a high standard throughout. The neutral decoration means this home is ready to move in to and make your own, and is being sold with no chain. This property would make a great investment offering a gross yield of to 6.2%.

Downstairs the entrance hall leads to the modern Magnet kitchen complete with appliances which include integrated oven, hob and dishwasher. The hallway also leads to the living and dining space which stretched the width of the property and gives access to the rear garden and outdoor store.

Downstairs also benefits from a good-sized storage cupboard next to the kitchen and open storage space under the stairs.

Upstairs there are three bedrooms; the master bedroom includes an in-built wardrobe extending over the stairs for extra storage space. The further two bedrooms have fantastic elevated views from the rear of the property.

The contemporary family bathroom has been finished with full height feature tiling, shower over the bath and heated towel rail.

Both the front and rear gardens are low maintenance and the property benefits from ample availability of non-allocated parking outside and opposite the property. There is an additional storage shed at the front of the property.



Total Approximate Area - 77.4 m² ... 833 ft²
This plan should not be relied upon as a guarantee of the accuracy of the floor plan. It is intended as a guide only. The actual area may vary slightly from the area shown on the plan. The plan is intended as a guide only. The actual area may vary slightly from the area shown on the plan. The plan is intended as a guide only. The actual area may vary slightly from the area shown on the plan.
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the location...

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Shopping

Relaxing

Travel

Schools

Please check Google maps for exact distances and travel times.

Property postcode: PL6 6NG

how to get there...



Our note. For clarification we have prepared these sales particulars as a general guide and have not carried out a detailed survey nor tested these services, appliances or fittings. Room sizes should not be relied upon for carpets or furnishings. If there are any important matters which are likely to affect your decision to buy, please contact us before viewing this property. These particulars, whilst believed to be accurate, are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of Complete Property Services has the authority to make or give any representation or warranty in respect of the property.

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