



Compass House Mariners Court Lower Street, Plymouth PL4 0BT

£220,000 LEASEHOLD EPC - TBC



Compass House

Mariners Court, Lower Street, Plymouth

A truly exceptional second-floor two-bedroom apartment, located in close proximity to the picturesque Sutton harbour. This contemporary property boasts a sleek and original design, offering a perfect blend of style and comfort. The spacious open-plan living area provides a light and airy ambience, while the large south-facing balcony offers views of the surrounding landscape. With two well-appointed bathrooms and two generous double bedrooms, this apartment offers ample space for both relaxation and privacy. Additionally, the property benefits from lift access and a secure allocated parking space, ensuring convenience and security for its residents.

- Second Floor Two Double Bedroom Apartment
- A Stones Throw from the Harbour
- Two Bathrooms
- Large South Facing Balcony
- Secure allocated Parking Space
- Within Walking Distance of the City Centre
- Investment Opportunity
- Lift Access
- Fully Fitted Kitchen

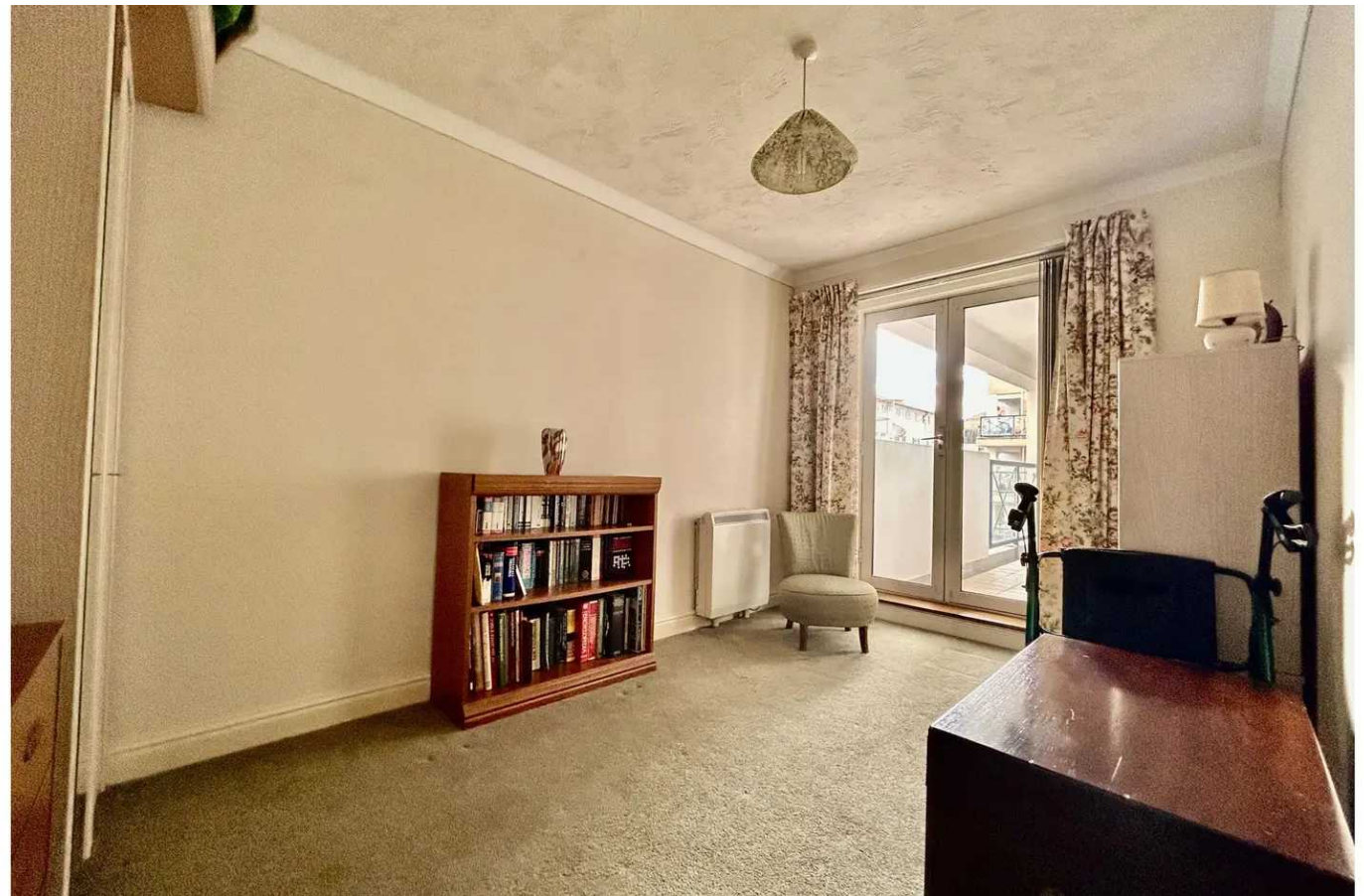


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Situated within walking distance of the bustling city centre, this apartment presents an excellent investment opportunity. Its prime location provides easy access to a wide range of amenities, including shops, restaurants, and entertainment venues, making it an ideal choice for those seeking a vibrant urban lifestyle. The fully fitted kitchen is equipped with appliances, offering a seamless experience for any cooking enthusiast. This property truly encompasses the essence of apartment living, combining comfort and convenience.

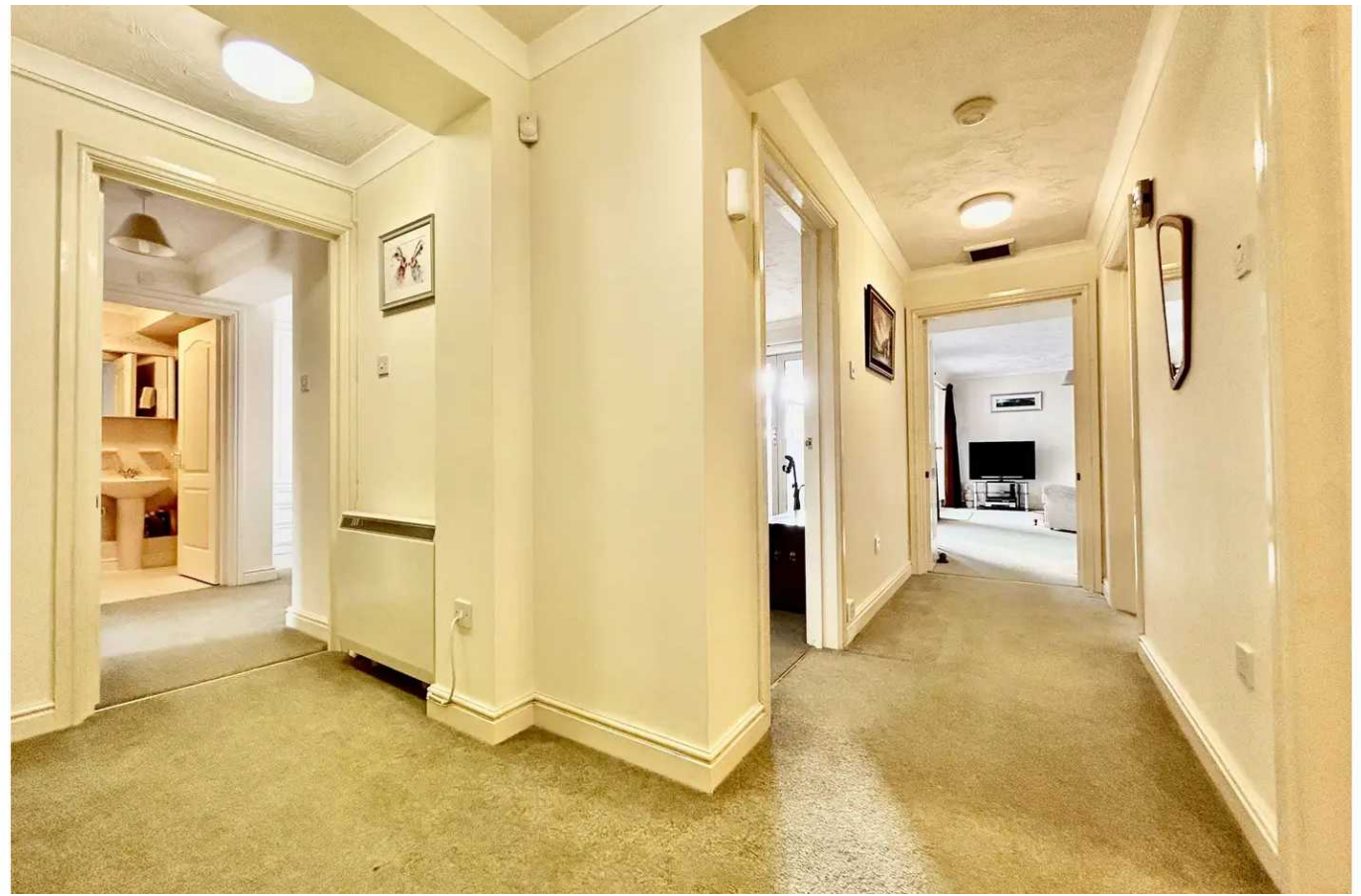


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Moving outside, The large south-facing balcony provides ample space for outdoor dining and lounging, becoming the ultimate relaxation area for its residents. Whether it's morning coffee or evening cocktails, this balcony offers an idyllic setting to unwind and enjoy the surrounding atmosphere.

In conclusion, this two-bedroom apartment presents an exciting opportunity for both homeowners and investors alike. With its prime location, original features, and stunning outside space, this property is sure to exceed all expectations. Don't miss the chance to experience contemporary urban living at its finest.





BALCONY

Secure Gated

1 Parking Space

Tenure & Services

Lease: 175 years remaining

Service Charge: approx £1500.00 per annum

Ground Rent: approx £112.50 per annum

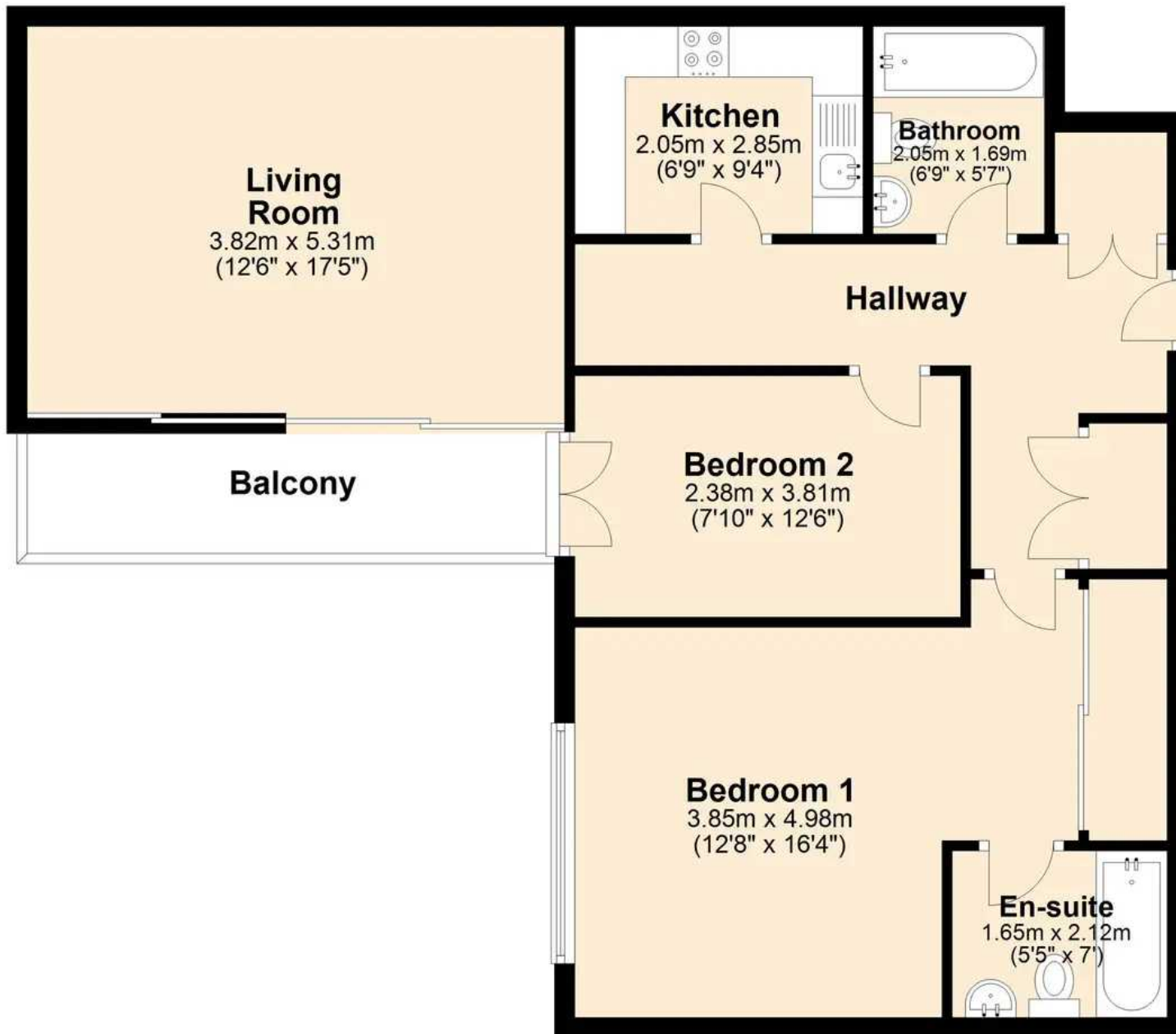
Council Tax Band D

EPC TBC



Second Floor

Approx. 76.7 sq. metres (825.1 sq. feet)



Total area: approx. 76.7 sq. metres (825.1 sq. feet)



Atwell Martin

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