



17 Pike Road | Laira | Plymouth | PL3 6HF

Guide £260,000-£270,000

A spacious semi-detached property within a popular family area.

This three bedroom property, benefits from Upvc double glazed windows, gas central heating system, a loft storage room with potential to convert.

Upon inspection you will find an entrance hall, lounge, dining room, breakfast room, kitchen and shower room on the ground floor. Whilst the first floor offers three bedrooms, the family bathroom and access to the loft storage room.

Outside there are gardens to the front and rear, as well as a driveway leading to the single garage.

- Three Bedrooms
- Semi Detached House
- Spacious Living Accommodation
- Upvc Double Glazed Windows
- Gas Central Heating System
- Popular Family Location



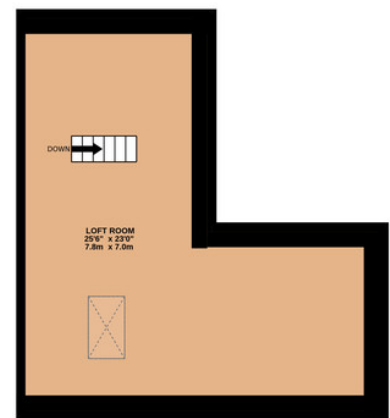
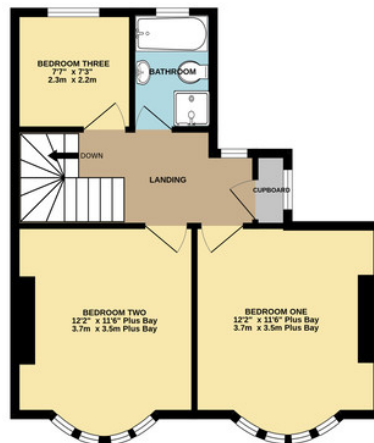
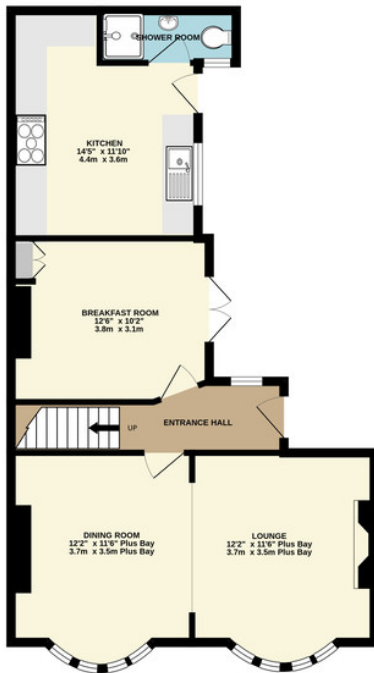
GROUND FLOOR



1ST FLOOR



2ND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		72
(55-68)	D	58	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements