



1 Siding Road | Pennycomequick | Plymouth | PL4 6AF

In Excess Of £130,000

A purpose built ground floor flat with garden and parking.

This modern apartment is situated within easy access of the City Centre, Plymouth University, the Train Station and Mutley Plain.

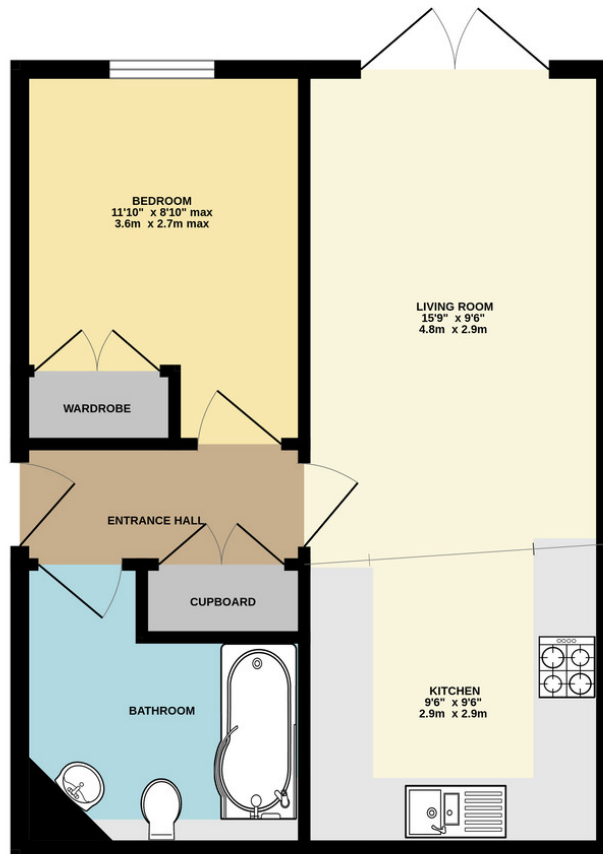
The property benefits from Upvc double glazing, a gas central heating system and its own enclosed garden as well as a large communal garden.

Upon inspection you will find, an entrance hall, open plan living room, double bedroom and bathroom. The property is being sold with vacant possession and no onward chain, so it will appeal to owner occupiers and investment buyers alike, with a potential gross income of £9,300 pa equating to a yield of 7.2%.

- Purpose Built Apartment
- Open Plan Living Room
- Double Bedroom
- Upvc Double Glazing
- Gas Central Heating System
- Enclosed Garden
- Close To Facilities
- Private Parking Space



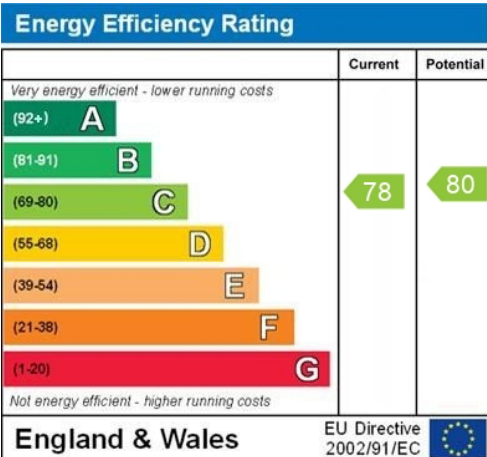
GROUND FLOOR
449 sq.ft. (41.7 sq.m.) approx.



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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and 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