



18 Pennycross Close, Plymouth, PL2 3EF
Offers In Excess Of £285,000 Freehold



Pennycross Close, Plymouth

3 Bedrooms, 2 Bathroom

Offers In Excess Of £285,000

- Extended terraced family home
- Spacious open plan living space
- Off Road Parking for two cars
- Highly sought after location
- Three bedrooms with master en-suite
- Family bathroom and cloakroom
- Generous rear garden space

SUMMARY ***EXTENDED THREE BEDROOM MODERN FAMILY HOME SAT IN THE SOUGHT AFTER DEVELOPMENT OF CHERRY TREE GARDENS*** Move-in ready and bursting with charm, this exceptionally well-presented three-bedroom end-terrace house offers the perfect blend of space, style, and convenience. Nestled in a highly sought-after residential location, this delightful property is ideal for growing families or professionals

Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		94 A
81-91	B	85 B	
69-80	C		
55-68	D		
39-54	E		



seeking a tranquil haven close to all amenities.

LOCATION Pennycross is a sought-after residential area in north Plymouth, offering a perfect blend of urban convenience and a peaceful atmosphere. Pennycross boasts a strong sense of community, making it ideal for families. The presence of Pennycross Primary School, with its "Good" Ofsted rating (as of July 2024), further caters to families with young children. The location provides easy access to major roads allowing for quick commutes to the city centre or surrounding areas. Public transport options are also available, ensuring smooth travel within Plymouth. Pennycross offers a good balance between urban living and access to nature. Residents can enjoy nearby parks like Roborough Down for walks, picnics, or simply soaking in the fresh air. While primarily residential now, Pennycross has a rich history. An array of shops, supermarkets, and other amenities are close by, ensuring residents have everything they need within easy reach. Overall, Pennycross provides a comfortable and convenient living environment,

perfect for those seeking a peaceful haven close to the heart of Plymouth.

DESCRIPTION Move-in ready and bursting with charm, this exceptionally well-presented three-bedroom end-terrace house offers the perfect blend of space, style, and convenience. Nestled in a highly sought-after residential location, this delightful property is ideal for growing families or professionals seeking a home close to all amenities.

Step inside and be greeted by a light and airy living space, perfect for relaxing evenings or entertaining guests. The tasteful décor and modern finishes create a warm and inviting atmosphere. The highlight of the home is undoubtedly the large rear extension, offering additional living space that could be configured as a spacious dining area, a dedicated playroom, or even a home office – the possibilities are endless!

The well-equipped kitchen boasts ample storage and sleek countertops, making meal preparation a joy.

Upstairs, three generously sized bedrooms provide comfortable accommodation for all. The master bedroom, a true retreat, benefits from ample built-in wardrobes, ensuring clutter-free living.

Outside, a generous rear garden offers a blank canvas for your green-fingered dreams. Imagine lazy summer afternoons spent barbecuing with friends and family, or watching children play in the sunshine. Off-road parking adds further convenience, eliminating the stress of finding a parking space on the street.

This exceptional property is situated in a highly desirable location, close to excellent schools, shops, and transport links. With everything you need right on your doorstep, this is a home that allows you to embrace a truly convenient lifestyle.

Don't miss out on this fantastic opportunity! Call today to arrange a viewing and take a step towards making this your dream home!



VIEWINGS Interested applicants should contact Martin & Co today on 01752 255255 in order to arrange their viewing appointment.

NOTICE TO APPLICANTS

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given. All measurements have been taken as a guide to prospective buyers only, and are not precise. Please be advised that some of the particulars may be awaiting vendor approval. If you require clarification or further information on any points, please contact us, especially if you are traveling some distance to view. Fixtures and fittings other than those mentioned are to be agreed with the seller. We routinely refer potential purchasers to Move With Us conveyancing. It is your decision whether you choose to deal with Move with Us. In making that decision, you should know that we receive an annual payments benefits, equating to approximately £200 per referral.







Ground Floor



Bathroom
7'0" x 5'8"
2.13 x 1.73 m



Approximate total area⁽¹⁾
1049.48 ft²
97.5 m²

(1) Excluding balconies and terraces

While every attempt has been made to

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