



59 Boringdon Hill



Miles – Plymouth City Centre approx.5
miles Exeter approx.40

**A delightful double fronted
cottage style property ideally
situated between Colebrook
and Woodford.**

- Well presented and maintained throughout
- Spacious family home
- Three Double bedrooms
- En-suite Shower Room & Family Bathroom
- Two reception rooms and Garden Room
- Kitchen with separate Utility Room
- Rear Garden, Driveway & Double Garage
- Conveniently Situated

Guide Price £290,000

LOCATION

Situated in sought after Plympton which has lots to offer with a variety of local amenities and boasts well regarded primary and secondary schools, local sporting facilities include swimming pool, squash courts and fitness centre along with tennis, cricket and bowling clubs. For those wishing to explore the great outdoors, the Dartmoor National Park offers a variety of outdoor activities and the beautiful beaches of the favoured South Hams are all just a short drive away. The A38 is easily accessible and gives great links to Exeter, Bristol and beyond. Bus links run regular and reliable services into the Plymouth city centre and surrounding areas.

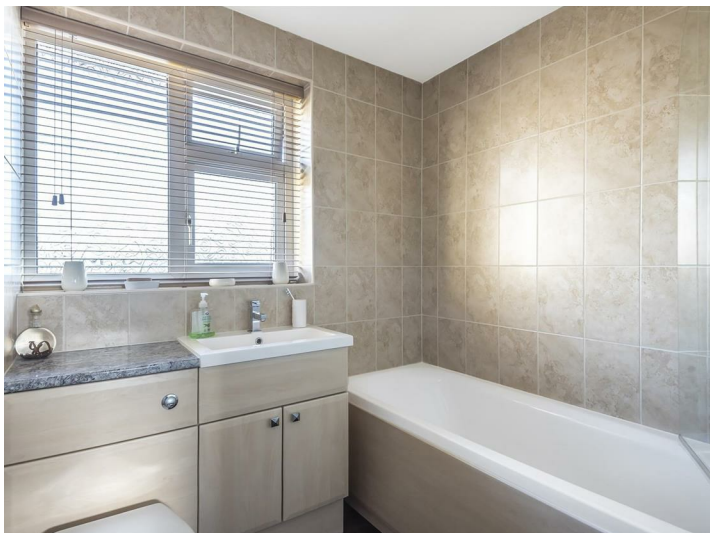
ACCOMMODATION

This three bedroom, well presented property is a great family home and comprises entrance hallway with cloakroom, two good size reception rooms, kitchen with separate utility room and garden room which will work equally well as a family/play room or the currently in demand home office. The first floor landing gives access to three double bedrooms and a family bathroom. The Master bedroom benefits from an En-suite shower room. Both bathroom and En-suite have matching modern suites. The kitchen has an attractive range of modern fitted units with co-ordinating worktops, double electric oven and hob with extractor.

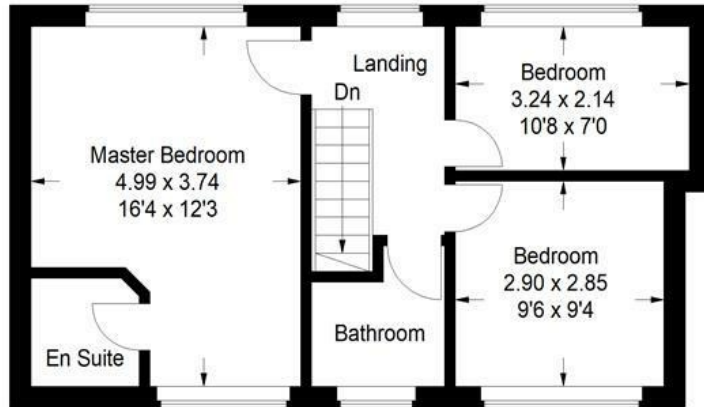
OUTSIDE

Externally this great property boasts an enclosed low maintenance rear garden, a gated driveway with parking for

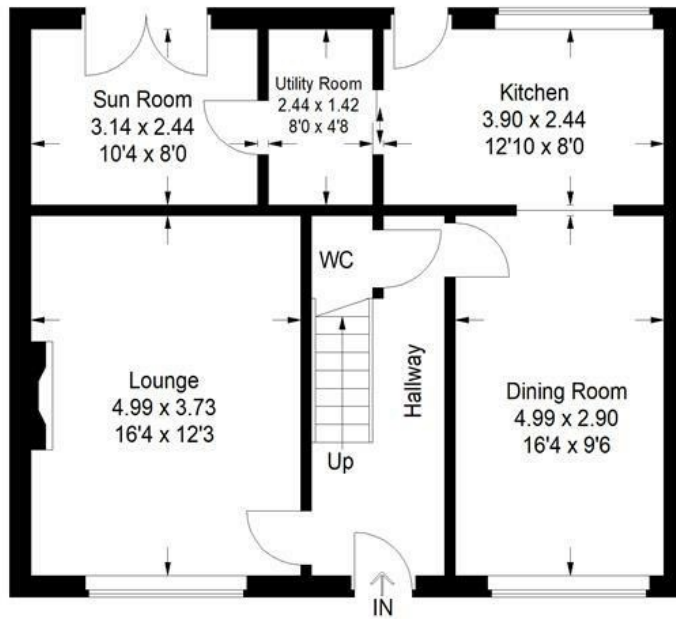
multiple vehicles and a double garage with a useful inspection pit ideal for those who enjoy tinkering with cars.



Approximate Gross Internal Area
112.3 sq m / 1209 sq ft



First Floor

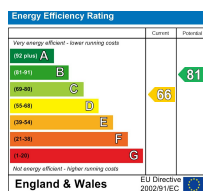


Ground Floor

Illustration for identification purposes only,
measurements are approximate, not to scale.
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These particulars are a guide only and should not be relied upon for any purpose.

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