



Egguckland Road, Higher Compton, Plymouth.



185 Egguckland Road, Higher Compton, Plymouth, PL3 6QB

Property Description

Looking for a beautifully presented 1930's property with, lovely modern decoration and superbly landscaped gardens? This terraced property close to bus routes and local conveniences offers 4 bedrooms, (master ensuite), lounge, modern open plan kitchen diner with an array of integrated appliances and family bathroom could be the property for you. Benefitting from gas central heating and double glazing.



PRICE: £220,000

ENTRANCE

PORCH:

HALLWAY:

LOUNGE: 13' 6" x 12' 2" (4.14m x 3.71m)

KITCHEN/DINER 18' 9" x 12' 4" (5.73m x 3.77m) (L Shaped). **Dining Area:** With double glazed French doors leading out to the rear decked area. Dwarf

cupboard and shelving to one recess. **Kitchen Area:** Contemporary modern handleless kitchen with work

surfaces over and glass splashbacks. Range of base and wall units, stainless steel sink unit, integrated single oven with combi microwave above, dishwasher, washing machine, tumble dryer and 5 ring gas hob.

LANDING:

BEDROOM 2: 12' 3" x 11' 8" (3.74m x 3.56m)

BEDROOM 3: 12' 5" x 11' 8" (3.81m x 3.56m)

BEDROOM 4: 8' 9" x 7' 10" (2.69m x 2.41m)

BATHROOM:

BEDROOM 1: 19' 4" x 13' 5" (5.9m x 4.1m) (max with restricted headroom towards corner of room).

ENSUITE:

OUTSIDE: To the front of the property is a garden with a variety of 'tropical' plants and bushes. To the rear is a raised deck that leads down to the garden (partly lawned) and further patio and decked areas.



EPC Rating - D
Council Tax Band - B



Total area: approx. 128.5 sq. metres (1382.6 sq. feet)

Viewing Arrangements:
Contact Moving On
01752 340666

For more information
on this property
please visit our
website

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Important Note: These details have been produced for prospective purchasers as a guide only. This includes floorplans that may not be to scale but are provided as a guide to layout only. They are not part of a contract or offer and should not be relied upon as a statement of fact. No appliances, central heating or electrical systems have been tested. Prospective purchasers should make their own enquiries.



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