



## **53 Desborough Road, Plymouth, Devon, PL4 9PW**

**Asking Price: £195,000**



- Freehold
- EPC: F (28)
- 3 Bedrooms
- Entrance Hall
- Living Room
- Kitchen
- Bathroom
- Courtyard

Charming 3-bedroom period terraced house located in the heart of Devon town. This property boasts a spacious reception room, modern bathroom, and a lovely outdoor space. Perfect for families or professionals seeking a cosy home in a convenient location.

Stunning 3-bedroom terraced house in a sought-after location in Devon. This period property boasts a charming exterior and offers a spacious interior spanning over 78 sq ft. The ground floor features a welcoming reception room, ideal for entertaining guests, and a well-equipped kitchen. Upstairs, you will find three generously sized bedrooms, perfect for a growing family or those in need of a home office. The property also benefits from a modern bathroom and ample storage space throughout. Outside, there is a private outdoor space, ideal for relaxing or enjoying al fresco dining. With its convenient location close to local amenities, schools, and transport links, this property is the perfect place to call home. Don't miss out on the opportunity to own this delightful terraced house in a desirable town setting.

Council Tax Band: C



Total area: approx. 74.6 sq. metres (803.0 sq. feet)



**Disclaimer**

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		83
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F	28	
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	