



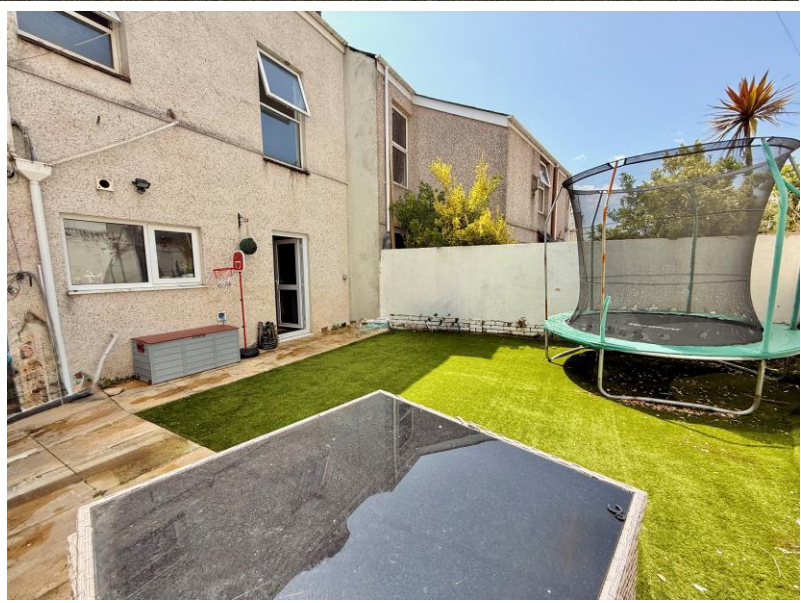
Falcon

01752 600444

30 St. Georges Avenue

Peverell, Plymouth, PL2 3PW

Guide Price £210,000 - £220,000





In Brief

Mid terraced Peverell Sought after location close to Central Park

Reception Rooms Living room & Kitchen - Diner

Bedrooms 3 Bedrooms

Heating Gas Central heating

Area 742SqFt

Tenure Freehold

Parking On street parking

Council Tax B

Description

Located in a highly sought-after area of Peverell, this well-presented three-bedroom mid-terrace property offers comfortable modern living in a prime location close to The Range, Central Park, and a range of local amenities.

The ground floor features a bright and welcoming living room that flows seamlessly into a spacious kitchen/diner, perfect for both everyday family life and entertaining guests. Upstairs, the property offers two generously sized double bedrooms, a well-proportioned single bedroom, and a stylish family bathroom.

To the rear, a private, south-facing courtyard garden laid with AstroTurf and provides a low-maintenance outdoor space ideal for children and relaxing in the sun.

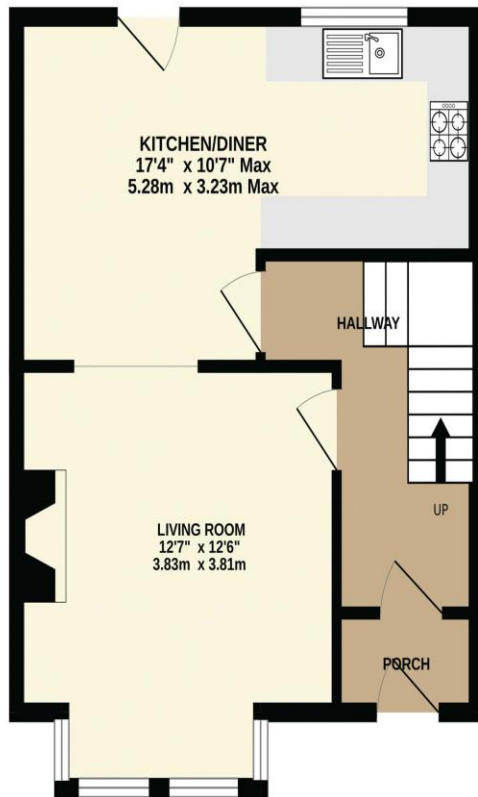
On-street parking is available. Whether you're a first-time buyer, a young family, or an investor, this property presents a fantastic opportunity in a thriving and popular location.

Need A Mortgage?

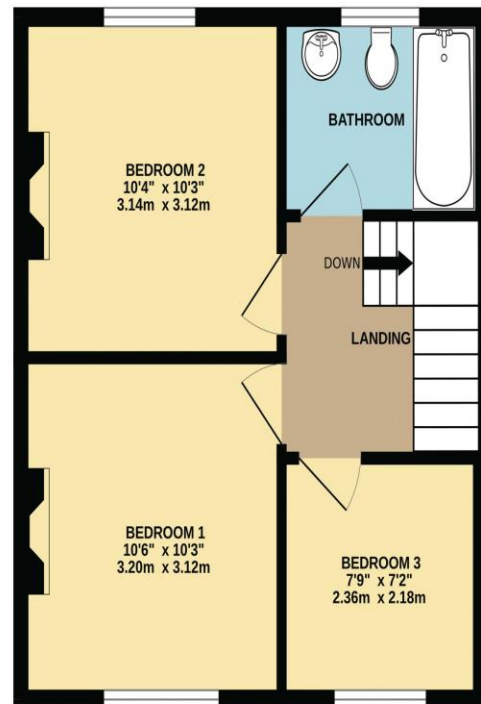
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ours is only £195 paid when you move!**

Floor Plans

GROUND FLOOR
388 sq.ft. (36.1 sq.m.) approx.



1ST FLOOR
364 sq.ft. (33.8 sq.m.) approx.

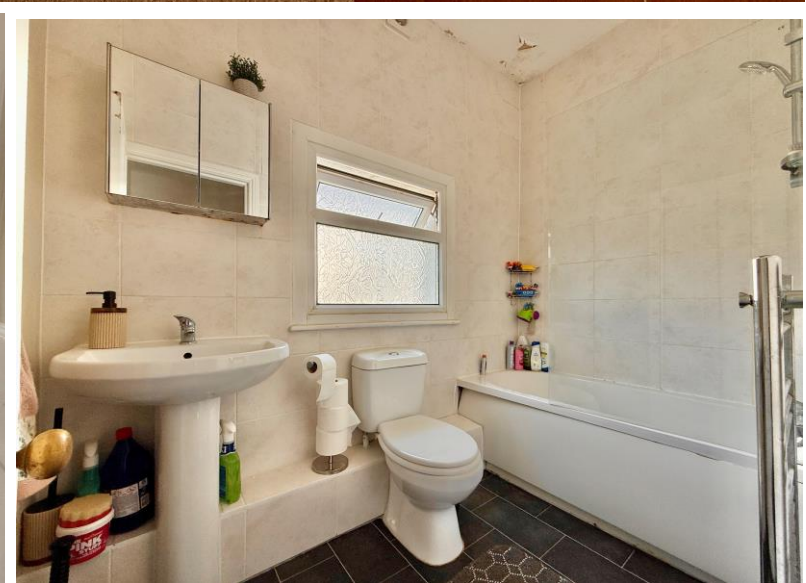


TOTAL FLOOR AREA: 752 sq.ft. (69.9 sq.m.) approx.
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Your home may be repossessed if you do not keep up repayments on your mortgage.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		89
(69-80) C	70	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC
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