



Falcon

01752 600444

9 Battershall Close

Plymstock, Plymouth, PL9 9UU

£280,000





In Brief

Semi- detached modern family home

Reception Rooms Living room - Dining room

Bedrooms 3 Bedrooms

Heating Gas central heating

Area 1,354 SQFT

Parking Off road parking & Garage

Council Tax C

Description

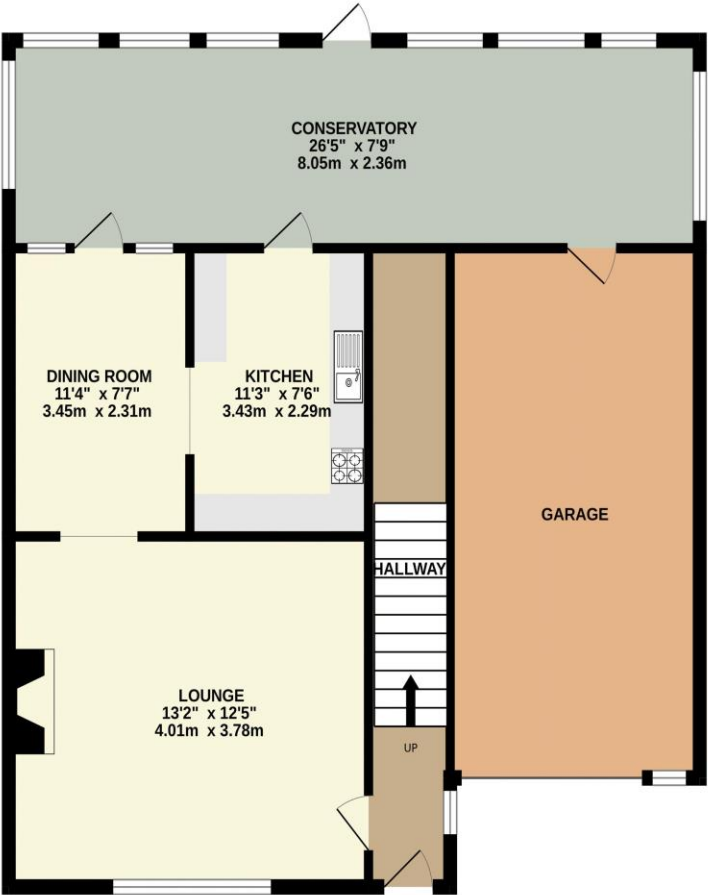
A Modern Three-Bedroom Home in a Private Cul-de-Sac with South-Facing Garden Nestled in a highly sought-after and private cul-de-sac, this beautifully presented three-bedroom home offers spacious and versatile living accommodation, ideal for families or those looking to upsize. The ground floor features a welcoming living room, leading through to an open-plan dining area and a generous conservatory/sunroom—perfect for entertaining or relaxing all year round. The modern kitchen is well-equipped and flows seamlessly with the living spaces, while a garage provides additional storage or potential for conversion (subject to the necessary consents). Upstairs, the property boasts two well-proportioned double bedrooms, a comfortable single bedroom, and a stylish family bathroom. Set on an enviable plot, the south-facing rear garden is a standout feature—offering a decked area for outdoor dining and a generous lawned section, ideal for children or gardening enthusiasts. Further benefits include double glazing, gas central heating, and close proximity to well-regarded local schools and a range of amenities. This property presents an excellent opportunity to acquire a modern family home in a peaceful and convenient location. Early viewing is highly recommended

Need A Mortgage?

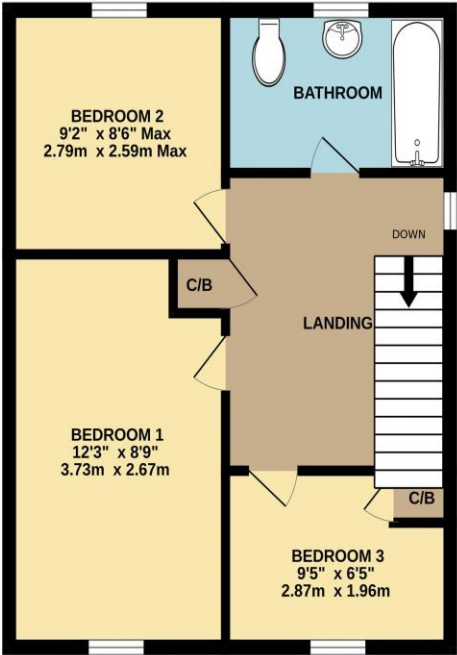
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Floor Plans

GROUND FLOOR



1ST FLOOR



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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		
(69-80) C	69	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
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EU Directive 2002/91/EC		
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