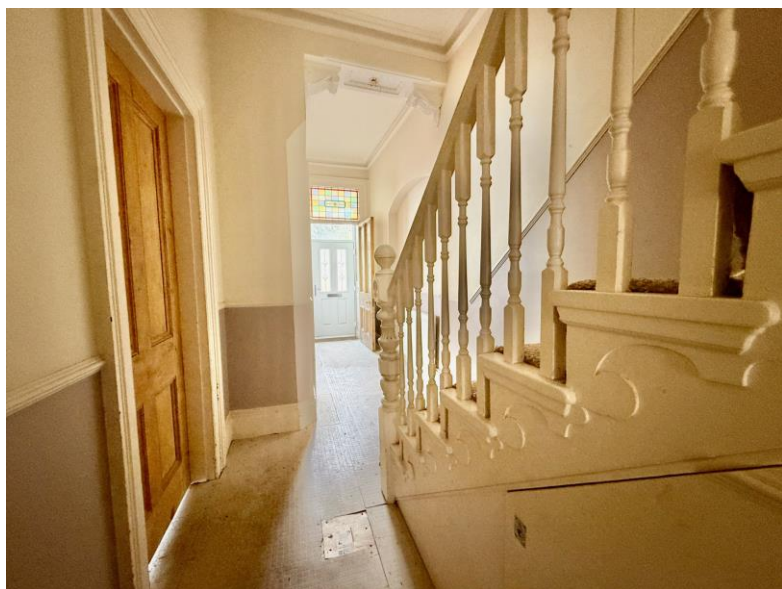




Falcon

01752 600444

1 Gleneagle Road
Hartley, Plymouth, PL3 5HJ
£245,000





In Brief

Spacious 5-Bedroom End-Terrace with Period Charm & Huge Potential

Reception Rooms Large living room with Separate dining room

Bedrooms 5 good sized bedrooms

Heating Gas central heating

Area 2242 sq ft

Tenure Freehold

Parking On street parking -

Council Tax D

Description

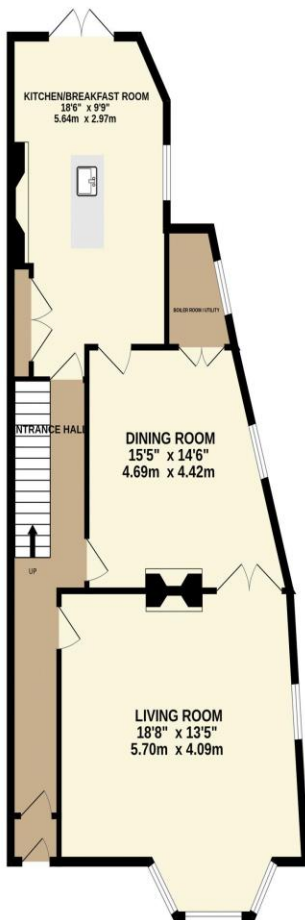
In need of updating and refurbishment! Set on one of the area's sought-after roads, this light-filled five double bedroom end-terraced period home offers an exciting opportunity for buyers looking to put their own stamp on a property. With its fabulous corner position, generous proportions, and character features, it's brimming with potential. On the ground floor, you'll find an incredibly spacious living room with bay windows to two elevations, flooding the space with natural light. A stylish double-sided wood burner sits at the heart of the home, serving both the living room and the separate dining room — perfect for cosy evenings. To the rear, the kitchen/breakfast room awaits your vision, currently with a freestanding sink unit in place, plus there's a handy utility/boiler room. Patio doors lead out into the courtyard garden. The first floor offers three double bedrooms, including a superb main bedroom with dual bay windows, a potential walk-in wardrobe, and scope for an en-suite. There's also a period-style bathroom, separate W/C, and an additional double bedroom at the rear. On the top floor, you'll find two further double bedrooms plus a small shower room. With gas central heating and UPVC double glazing already in place, the home provides a solid base for refurbishment. Outside, the private walled courtyard enjoys a sunny westerly aspect — perfect for evening sunshine. Ideally located near highly regarded primary schools, within easy reach of Mutley Plain, Plymouth City Centre, and with local parks such as Mutley and Thorn Park close by, this is a home with space, style, and endless possibilities. A rare opportunity to create a truly stunning period home in an exceptional location.

Need A Mortgage?

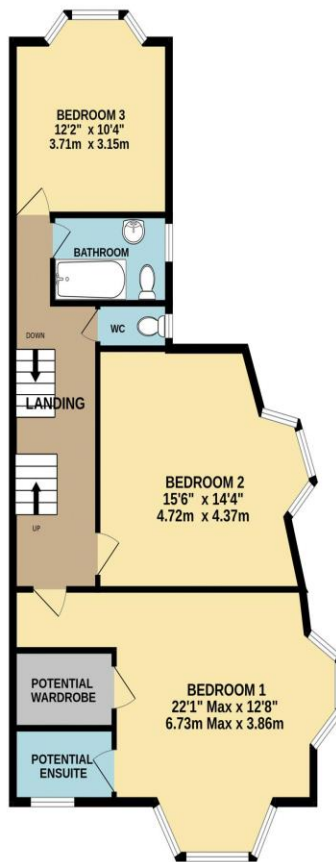
**Don't pay more than you need to for your mortgage advice:
ours is only £195 paid when you move!**

Floor Plans

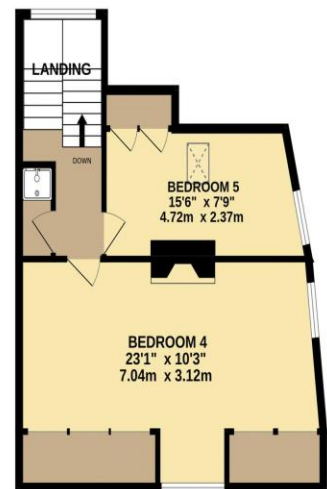
GROUND FLOOR
880 sq.ft. (81.8 sq.m.) approx.



1ST FLOOR
844 sq.ft. (78.4 sq.m.) approx.



2ND FLOOR
518 sq.ft. (48.1 sq.m.) approx.



TOTAL FLOOR AREA : 2242 sq.ft. (208.3 sq.m.) approx.
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Fixed Price Conveyancing

A complete solution from just £600 with No sale – No Fee



We have not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are connected, in working order or fit for the purpose. Neither have we had sight of the legal documents to verify the Freehold or Leasehold status of any property; or sight of any consents, including Planning Permissions, building Regulations and Breaches of Covenants that may be required for alterations to the property. A buyer is advised to obtain verification from their Solicitor and/or Surveyor. Items shown in photographs are NOT included unless specifically mentioned within the Sales Particulars. Any floor plans on these details are not drawn to scale and are intended for guidance only

Falcon Property is an Introducer to Bradleys Financial Management Ltd. They are appointed representatives of Sesame Ltd who are authorised and regulated by the Financial Services Authority. Bradleys do not charge for mortgage advice, however a fee paying option is available. Typical fee is £195. Bradleys Financial Management: 16 Mannamead Road, Mutley, Plymouth, PL4 7AA

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		
(55-68) D	67	75
(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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