



Falcon

01752 600444

25 Bluebell Street

Derriford, Plymouth, PL6 8DY

Guide Price £220,000 - £230,000





In Brief

Stylish modern family home with private south facing garden

Reception Rooms Living room - Kitchen / diner

Bedrooms 2 Bedrooms

Heating Gas central heating

Parking Allocated Space

Area 1158 Sq Ft

Council Tax B

Tenure The property is being sold as a freehold

Description

Situated within the popular and modern development of Palmerston Heights, this delightful two-bedroom mid-terrace home offers stylish and well-presented accommodation, ideal for first-time buyers, investors, or those looking to downsize.

The ground floor comprises a bright and contemporary living room, along with a modern fitted kitchen featuring a range of sleek white units and space for essential appliances including a fridge freezer and washing machine. A convenient downstairs WC cloakroom completes the ground floor.

Upstairs, the property boasts two generously sized double bedrooms and a well-appointed family bathroom, all finished to a high standard throughout. Externally, the home benefits from a beautifully maintained, low-maintenance rear garden which enjoys a sunny south-facing aspect—perfect for relaxing or entertaining. Located in a sought-after area to the north of the city, the property offers excellent access to the A38, making it ideal for commuters, and is within easy reach of Derriford Hospital and a range of local amenities.

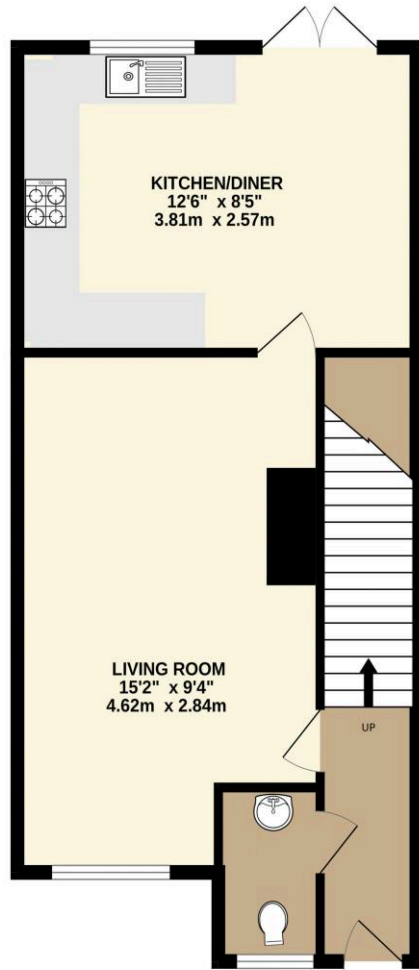
Offered to the market chain-free, this superb home is ready for its next owners to move straight in and enjoy.

Need A Mortgage?

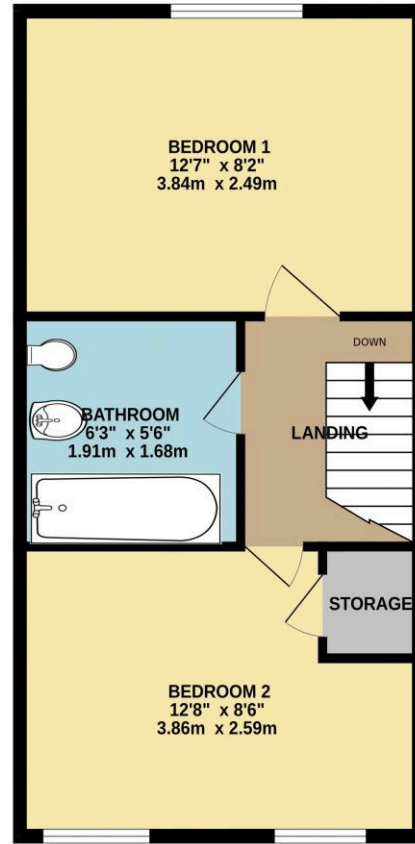
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Floor Plans

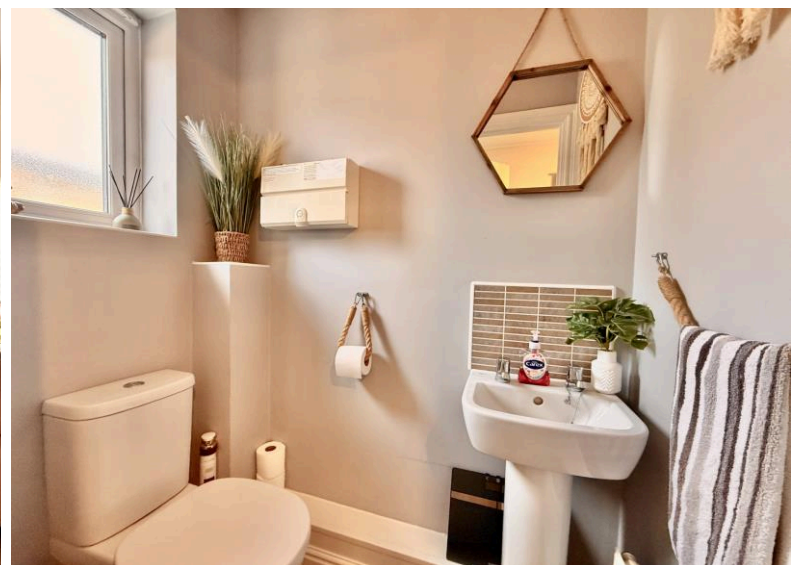
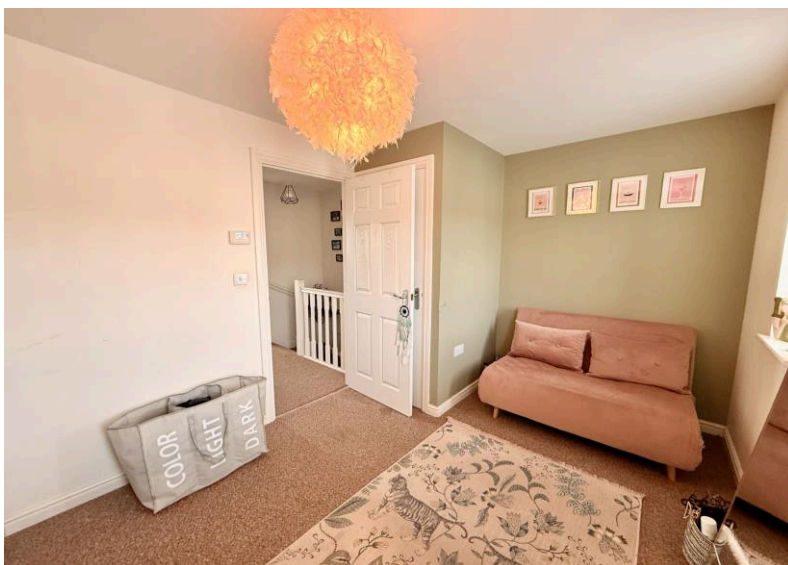
GROUND FLOOR
589 sq.ft. (54.7 sq.m.) approx.



1ST FLOOR
569 sq.ft. (52.8 sq.m.) approx.



TOTAL FLOOR AREA: 1158 sq.ft. (107.6 sq.m.) approx.
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Your home may be repossessed if you do not keep up repayments on your mortgage.

Score	Energy rating	Current	Potential
92+	A		98 A
81-91	B	83 B	
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

