



# Falcon

01752 600444

## Flat 3, Nile Court

15 Craigie Drive, Plymouth, PL1 3FY

£200,000





## In Brief

### Stylish Grade II Listed Apartment in Exclusive Gated Millfields Development

<b>Reception Rooms</b>	Large living room / dining room / kitchen		
<b>Bedrooms</b>	2 double bedrooms		
<b>Heating</b>	Gas central heating	<b>Parking</b>	Allocated parking space plus visitor spaces
<b>Area</b>	795 sq ft	<b>Council Tax</b>	C
<b>Tenure</b>	Leasehold		

## Description

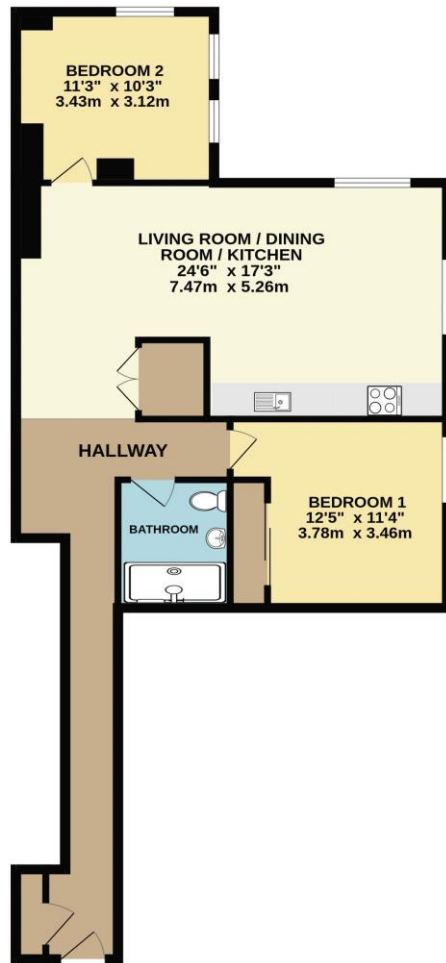
Set within the iconic and highly sought-after Millfields development, this immaculately presented Grade II Listed apartment perfectly combines timeless character with stylish contemporary living. Originally forming part of the historic Royal Naval Hospital Stonehouse, Millfields is renowned for its stunning architecture, beautifully maintained grounds and exclusive gated setting — all just moments from Plymouth city centre, the waterfront, train station, cafés, restaurants and excellent transport links. Inside, the apartment has been finished to an exceptional standard throughout, offering bright and spacious accommodation designed for modern lifestyles. The impressive open-plan kitchen/living space is both stylish and sociable, featuring sleek fitted units, integrated appliances and plenty of room to relax or entertain. There are two generous double bedrooms along with a beautifully finished fully tiled shower room complete with walk-in shower, wash hand basin and WC. One of the standout features of this exceptional home is access to the stunning communal gardens — peaceful, private and impeccably maintained, offering a rare sense of calm in such a central location. Residents also enjoy secure gated access, on-site security and allocated parking, creating an enviable blend of convenience, privacy and peace of mind. With approximately 989 years remaining on the lease and properties within this landmark development rarely available, this is a unique opportunity to enjoy one of Plymouth's most desirable residential settings. Service charge approx £3,600 pa.

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# Floor Plans

GROUND FLOOR  
795 sq.ft. (73.9 sq.m.) approx.



TOTAL FLOOR AREA : 795 sq.ft. (73.9 sq.m.) approx.  
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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	75 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

