



### Description

A two bedroom end of terrace property requiring refurbishment set in an established residential area in proximity of St Levan Park. The property offers two reception rooms, kitchen and WC on the ground floor, with two bedrooms and a shower room to the first floor and a rear enclosed courtyard style garden with useful outbuilding and access to the service lane.

### Situated

Craigmores Avenue is conveniently situated for local shops and supermarkets, educational and recreational facilities catering for all age groups, a GP surgery, public houses and restaurants, readily commutable to the A38 and Plymouth city centre.

### Ground Floor

Entrance hall, lounge, dining room, kitchen and WC.

### First Floor

Landing, two bedrooms and shower room.

### Outside

Enclosed rear courtyard style garden with useful outbuilding and access to the service lane.

### Viewings

Strictly by prior appointment with Fulfords Drake Circus 01752 223355. General enquiries Countrywide Property Auctions 01395 275691

### EPC Rating

D

### Council Tax Band

A

