



3 Mizzen Road, Mountwise, Plymouth, PL1 4GT

Offers Over £350,000



Lang Town and Country are proud to present this spacious and contemporary townhouse, situated in the prestigious 'Village by the Sea' a modern development set within the historic former military headquarters of Mount Wise. The property is situated in the heart of the sought-after Mount Wise development just a short walk from Plymouth Sound with nearby attractions including the lovely Mount Wise Park, spectacular views from the Scott Memorial and walks alongside the River Tamar to Mutton Cove.

A little further around from Mount Wise is Firestone Bay, Devils Point and the Royal William Yard, known for its eclectic mix of restaurants, cafes and bars. The Torpoint passenger/car ferry is also within easy walking distance providing access to the beautiful Rame Peninsula and all parts of Cornwall. Inside the Mount wise development there is a convenient Tesco Express and residents only use of the lovely Southern Gardens.

Spread across three well-designed storeys, this beautifully presented property offers flexible and generously sized accommodation throughout. The level entrance leads into an impressive open-plan living/kitchen/dining area, featuring ample cabinetry, space for statement furniture, and an abundance of natural light from dual-aspect windows and French doors that open onto the rear garden. A convenient cloakroom/WC and a useful storage cupboard complete the ground floor.

On the first floor, the spacious master bedroom benefits from a modern en suite shower room. A second reception room complete with a charming feature fireplace offers the flexibility to be used as either a lounge or an additional double bedroom. The second floor comprises three further bedrooms, all serviced by a stylish family bathroom with both a bath and a separate shower cubicle.

The private rear garden is predominantly laid to lawn, complemented by two paved seating areas, enclosed by timber fencing, and includes a rear pedestrian gate for added convenience.

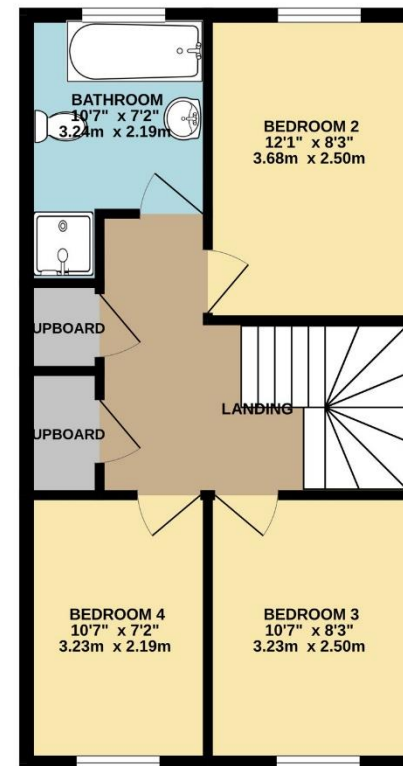
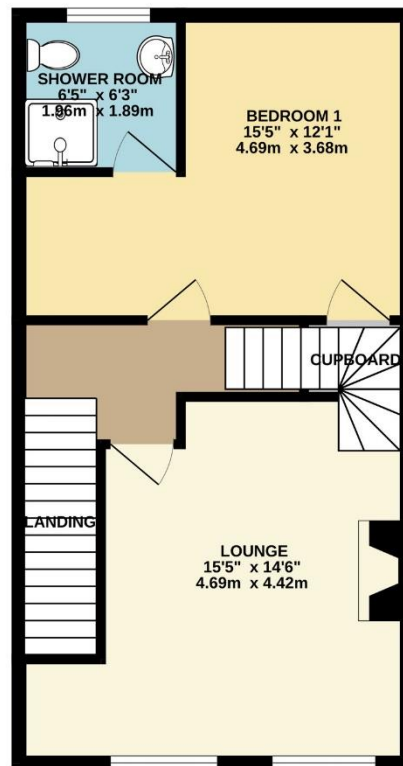
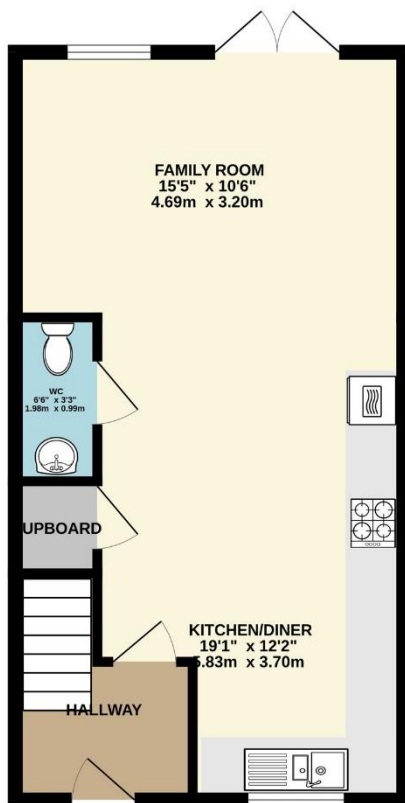
Bathed in natural light and immaculately presented throughout, this property is ideally suited for families seeking spacious and adaptable living. Viewing is highly recommended to fully appreciate the quality, size, and setting of this exceptional home. Offered to the market with the benefit of no onward chain.

We are informed that there is an estate fee payable to the management company at approximately £600 PA.



To view this property call Lang Town & Country Estate Agents on **01752 256000**.





TOTAL FLOOR AREA : 1369 sq.ft. (127.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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