



93 Bowden Park Road, Crownhill, Plymouth, Devon, PL6 5NQ



Guide Price £420,000



Lang Town and Country are delighted to offer this beautifully presented, four-bedroom, semidetached house, situated in 'Bowden Park Road' one of Plymouth's most popular roads.

Located close to all local amenities, such as good schools, parks, Crownhill Garden Centre, Crownhill Shopping area, and within easy access of Derriford Hospital and the A38, which links Devon to Cornwall.

The property has been meticulously renovated, modernised, and extended over the years over the years, yet still retains its charm with many period features, including fireplaces, stained glass windows and parquet flooring.

The accommodation comprises a welcoming entrance and hallway, with a beautiful part-stained glass inner door, parquet, and staircase to the first floor. The light and airy living room has a bay window to the front letting light flood in, and a period fireplace. The beautifully appointed kitchen/diner comprises a range of base units with granite worksurfaces and a ceramic sink unit, with matching wall cupboards. There is a full range of base units

The well-appointed kitchen /diner is fully fitted with a full range of base units, granite work surfaces, matching wall cupboards and breakfast bar. There is a full range of integrated appliances including 'Neff' induction hob, twin 'Neff' hide and slide ovens, 'Neff' dishwasher, there is space for a fridge freezer. The delightful dining area has, parquet flooring, two impressive built-in cupboards and a fireplace and access to a conservatory where you can sit, relax and enjoy the garden. There is also a well-appointed shower room on this level.

On the first floor there are three, bedrooms with a stunning family bathroom comprising a panelled bath, separate shower cubicle, vanity unit and W.C. On the top floor there is a further dual aspect bedroom, fully fitted with wardrobes, cupboards, and a sink unit.

Externally there is a front garden with a variety of shrubs and bushes with access to a narrow driveway leading to the garage, with a utility area.

One of the most important features is the level, enclosed rear garden, which is as well maintained as the house itself, with a lawned area variety of shrubs and bushes, trees and walled boundary.

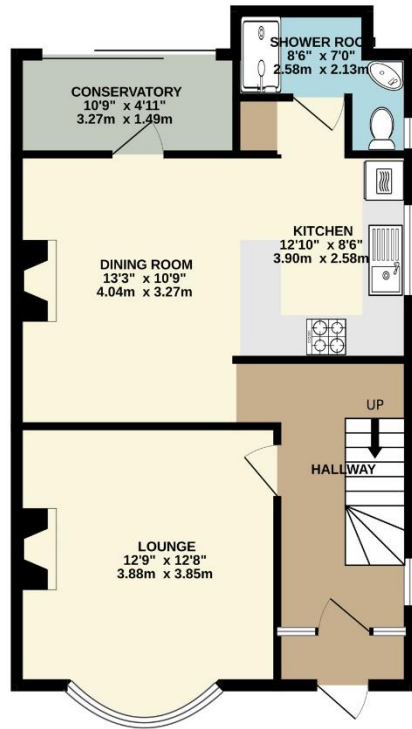
We would recommend an early viewing to appreciate this stunning family home in a superb location.



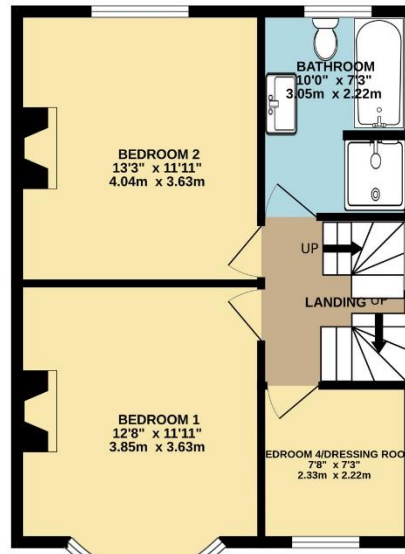
To view this property call Lang Town & Country Estate Agents on **01752 256000**.



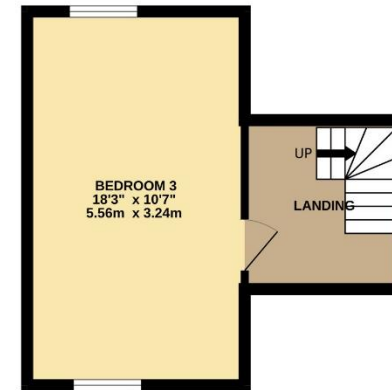
GROUND FLOOR
601 sq.ft. (55.8 sq.m.) approx.



1ST FLOOR
492 sq.ft. (45.7 sq.m.) approx.



2ND FLOOR
258 sq.ft. (24.0 sq.m.) approx.



TOTAL FLOOR AREA : 1350 sq.ft. (125.5 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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