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Opening Hours
Monday - Friday
9.15am—5.30pm
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(Central Plymouth Office Only)

Our Property Reference:
15/E/26 5962

Floor Plans...



PLYMOUTH
HOMES ESTATE AGENTS

Draft Details – Not Approved & Subject To Change



Further Information...

Every effort has been made to ensure these details are correct. However, in certain instances we have needed to rely on third parties and websites so cannot guarantee all information is either accurate or current. We strongly advise all interested parties to independently verify any information before a decision is made to purchase. We can recommend local solicitors, mortgage advisors, surveyors and removal companies if required. It is your decision whether you choose to deal with them. Should you decide to use them you should know that we may receive a referral fee of between £30—£100 from them for recommending you to them. These particulars are issued in good faith and do not constitute representations of fact or form part of any contract of offer. We cannot confirm that services are connected. Appliances have not been tested. Neither Plymouth Homes Estate Agents nor any of its employees or agents has any authority to make or give any representation or warranty whatever in relation to this property. Any floor plans are representation floor plans for visual purposes only. Please note that the size and position of objects such as doors and windows have not been measured and are not to scale. Plymouth Homes can not be held responsible for inferences that may be drawn from these.

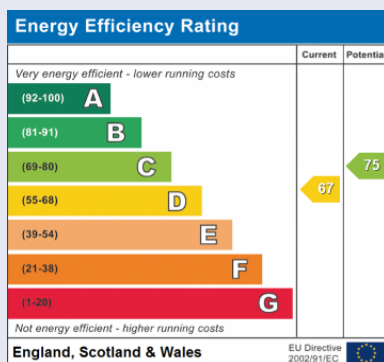
SECLUDED POSITION
POPULAR LOCATION
THREE BEDROOMS
DOWNSTAIRS WC
WESTERLY GARDEN
PARKING & GARAGE
NO ONWARD CHAIN

16 Widey Court, Crownhill,
Plymouth, PL6 5UB

We feel you may buy this property because...
'Of the secluded position and ever popular residential location.'

£240,000

www.plymouthhomes.co.uk



Number of Bedrooms

Three Bedrooms

Property Construction

Cavity Brick Walls

Heating System

Gas Central Heating

Water Meter

TBC

Parking

Driveway and Garage

Outside Space

West Facing Garden

Council Tax Band

C

Council Tax Cost 2026/2027

Full Cost: £2,170.53

Single Person: £1,627.90

Stamp Duty Liability

First Time Buyer: Nil

Main Residence: £2,300

Home or Investment

Property: £14,300

Please be aware that there is a 2% surcharge (of the purchase price) on the above rates for non-UK residents.

Title Plan Guideline



Introducing...

Located within a secluded development, this end terraced home sits within proximity of nearby schools and Crownhill village with its numerous shops, amenities and access to public transport links. Internally the accommodation offers living room, conservatory, kitchen, downstairs wc, three bedrooms and a shower room. Further benefits include double glazing, central heating and externally there is a westerly facing rear garden and a single garage with one/two parking spaces in front. Offered for sale with no onward chain, Plymouth Homes advise a viewing without delay.

The Accommodation Comprises...

GROUND FLOOR

ENTRANCE

A uPVC part glazed entrance door opens into the entrance hall.

ENTRANCE HALL

With doors to all rooms.

DOWNSTAIRS WC

1.91m (6'3") x 0.92m (3')

With double glazed window to the front and fitted with a two-piece suite comprising wall mounted wash hand basin, low-level WC, tiled splashbacks, radiator, coving to ceiling.

KITCHEN

2.55m (8'4") x 2.43m (8')

Fitted with a matching range of base and eye level units with worktop space above, 1 ½ bowl sink unit with single drainer and mixer tap, tiled splashbacks, extractor fan, wall mounted boiler serving the heating system and domestic hot water, spaces for upright fridge/freezer and washing machine, fitted electric oven and four ring gas hob with cooker hood above, double glazed window to the front, coving to ceiling.

LIVING ROOM

5.18m (17') x 4.60m (15'1")

With double glazed windows to the side and rear, built in storage cupboard, two radiators, coving to ceiling, decorative marble and wooden fire surround, stairs rising to the first-floor landing with an under-stairs recess, double glazed patio door opening to the conservatory.



CONSERVATORY

2.53m (8'4") x 1.76m (5'9")

With double glazed windows to the side and rear, power point, lighting, double glazed door to the rear garden.

FIRST FLOOR

LANDING

With obscure double-glazed window to the side, built in storage cupboard, access to the loft space.

BEDROOM 1

3.55m (11'8") x 2.65m (8'8")

A double bedroom with double glazed window to the front, built in wardrobes, radiator, coving to ceiling.

BEDROOM 2

3.53m (11'7") x 2.65m (8'8")

A second double bedroom with double glazed window to the rear, radiator, coving to ceiling.

BEDROOM 3

2.40m (7'10") x 1.86m (6'1")

With double glazed window to the rear, radiator, coving to ceiling.

SHOWER ROOM

1.91m (6'3") x 1.86m (6'1")

Fitted with a three-piece suite comprising double shower enclosure with rainfall shower above and separate hand shower attachment, pedestal wash hand basin, low-level WC, extractor fan, shaver point and light, splashbacks, obscure double-glazed window to the front, radiator, coving to ceiling.



OUTSIDE:

FRONT

At the front is a small garden area with pathway leading to the covered entrance.

REAR

The rear opens to a westerly facing and enclosed garden with established borders, fishpond and a gate giving side access.

GARAGE

In front of the property is a single garage with up and over door, pitched roof space and parking in front for one/two vehicles depending on the vehicle size.

