



6 Blue Haze Close, Glenholt, Plymouth, Devon, PL6 7HR

Guide Price £725,000



Lang town and Country are excited to offer this property to the market for the first time in over 20 years! This executive detached property is situated in arguably one of Plymouth's most popular roads.

Located in a private cul- de-sac, on a generous 0.49-acre plot which includes its own woodland.

This stunning property is extremely versatile with the potential for its own, one bedroomed self-contained annex.

This expansive property is entered via a uPVC double glazed and glazed side screen to the reception hallway with stairs to the first. Double doors lead into the impressive lounge with a bay window to the front and patio doors to the rear opening on to the raised decked area, this light and airy room also has a feature stone fireplace and wood burner, and a 'Panasonic' air sourced heat pump.

The spacious kitchen/diner has dual windows to the rear overlooking the garden and woodlands beyond and comprises of a full range of base units with laminate worksurfaces and matching wall cupboards. There is an integrated oven, hob and extractor hood and the units link nicely into the delightful dining room. A door leads to the useful utility room with a stainless-steel sink unit, space for a washing machine, tumble dryer and an additional door to the rear garden.

There are series of rooms from the hallway which could be easily transformed into a separate self-contained annex. They include a ground floor shower room, an office /lounge, with a door leading to a work room which could double up as a bedroom and an inner hallway with a separate door to the front and access to a small utility room.

The light and airy first floor landing has two storage cupboards and doors leading to four generous bedrooms. The master bedroom with another air conditioning unit, has an en-suite bathroom comprising a panelled bath with shower over, wash hand basin, W.C and fully tiled walls. There is also a family bathroom on this level comprising a corner bath, wash hand basin and W.C.

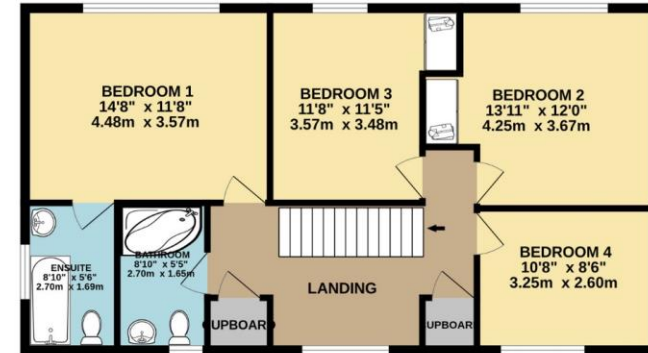
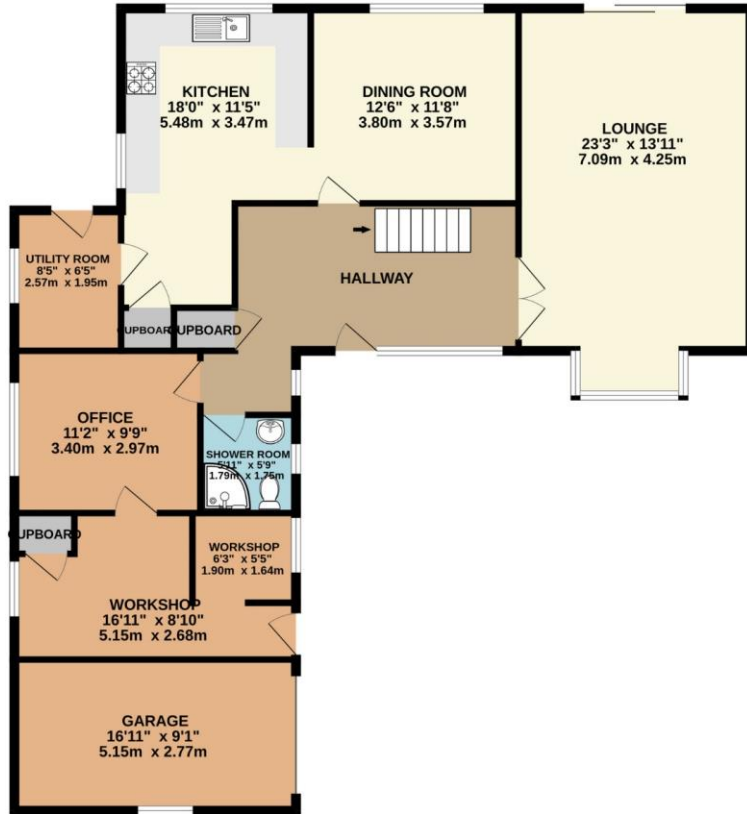
Externally the property sits on a great plot with the front garden laid to lawn with a variety of shrubs and bushes and a driveway and extra parking for four cars leading to the garage. The rear garden has a substantial raised decked area, an expansive lawned area, borders with established shrubs and bushes. There is a lower decked area between the garden and the woodland when you can sit, relax, and enjoy the peace and quiet. There is a fence and gate which allows you to access the woodland.

We would recommend an early viewing to appreciate this fine family home in a very exclusive development.



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





TOTAL FLOOR AREA : 2093 sq.ft. (194.4 sq.m.) approx.

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