



3 Andurn Close, Elburton, Plymouth, Devon, PL9 8UJ



Price £259,950

Located in a popular residential cul-de-sac in close proximity to Elburton Village is this lovely three-bedroom semi-detached family home. The property offers spacious accommodation with the potential to extend should a potential purchaser wish.

The property comprises on the ground floor of an entrance hall, a lounge, separate dining room, a fitted kitchen. On the first floor, there are three bedrooms and a bathroom with separate WC.

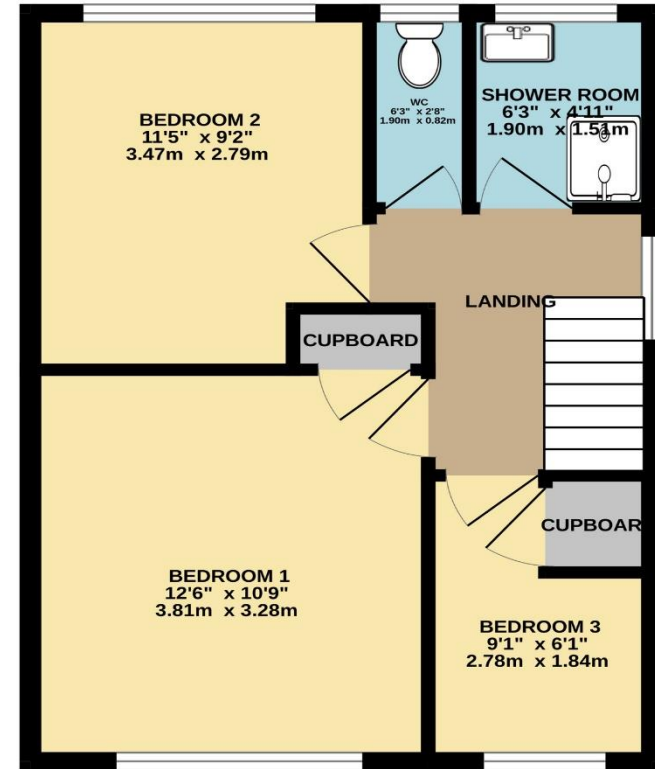
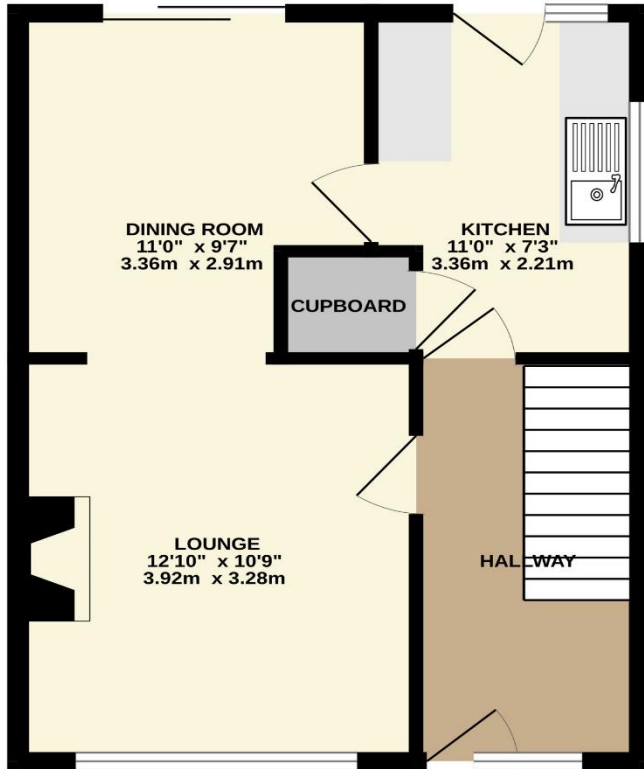
To the front you have a lawned garden and driveway that provides access to the garage and ample parking. The garage has an up and over door, light, and power. To the rear of the property there is an enclosed south facing rear garden with a patio seating and BBQ area which then leads onto a laid to lawn garden with a variety of shrubs and bushes that provide colour throughout the year.

This family home is situated within close proximity to amenities and transport links. Elburton Village offers a wide array of shops to include a cooperative store, post office, butchers, and bakers to name but a few. Transport links provide access to the Plymstock Broadway Shopping Centre and the vibrant city centre of Plymouth. Recreational facilities can be found close by to include Horsham Playing Fields and the stunning coastal walks that can be found at Wembury and Heybook Bay.



To view this property call Lang Town & Country Estate Agents on **01752 456000**.





TOTAL FLOOR AREA : 803 sq.ft. (74.6 sq.m.) approx.
 Measurements are approximate. Not to scale. Illustrative purposes only
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