Cross Keys Estates

Opening doors to your future

1D Riga Terrace

Plymouth, PL3 6BU

Guide Price £100,000 Leasehold

1D Riga Terrace, Plymouth, PL3 6BU

Guide Price £100,000 Leasehold

** Guide Price £100,000 to £110,000 **
Cross Keys Estates is thrilled to present this fantastic first-floor apartment located at Riga Terrace in the highly sought-after area of Laira, Plymouth. This immaculately presented property boasts a generous open-plan sitting room and kitchen, which is beautifully flooded with natural light, creating a warm and inviting atmosphere.
The apartment features a light and airy large double bedroom, providing a comfortable retreat. The sleek, modern fitted bathroom adds a touch of elegance to the space. One of the standout features of this property is the beautiful private decked terrace, perfect for enjoying sunny days and summer evenings.

- Fantastic Spacious First Floor Apartment
- Generous Open Plan Sitting Room/Kitchen
- Beautiful Private Decked Terrace
- Highly Desirable Residential Area
- Ideal For First-Time Buyers, Long Lease
- Immaculately Presented Throughout
- Light And Airy Large Double Bedroom
- Sleek Modern Fitted Bathroom
- Convenient Allocated Parking Space
- Early Viewing Highly Recommended, EPC=D68

Cross Keys Estates
As one of Plymouths' leading QUALIFIED estate agents for over two decades, we are proud to have been offering our multi award winning customer service since day one. If you are currently on the market or you are thinking of putting your property on the market, why not give us a call, you will not be disappointed. 98% of our clients recommend us to their friends and family and our results, when it comes to sales, are unrivalled.

Plymouth
Plymouth, Britain's Ocean City, is one of Europe's most vibrant waterfront cities. Located in one of the most beautiful locations imaginable, Plymouth is sandwiched between the incredible South West coastline and the wild beauty of Dartmoor National Park. Plymouth is 37 miles south-west of Exeter and 190 miles west-south-west of London, between the mouths of the rivers Plym to the east and Tamar to the west where they join Plymouth Sound to form the boundary with Cornwall, it is also home to one of the most natural harbours in the world. To the North of Plymouth is Dartmoor National Park, extending to over 300 square miles, which provides excellent recreational facilities.
The city is home to more than 260,000 people, making it the 30th most populated city in the United Kingdom and the second-largest city in the South West, after Bristol and has a full range of shopping, educational and sporting facilities. There is mainline train service to London (Paddington) and to Penzance in West Cornwall.
There's everything that you would expect to find in a cool, cultural city, with great shopping, arts and entertainment. But there's also hundreds of years of history to uncover, from Sir Francis Drake and the Spanish Armada to the Mayflower sailing in 1620, to a city rebuilt following the Blitz during World War II. With easy access to Exeter and its International Airport and a mainline train station giving direct access to London and a ferry port offering sea crossings to both France and Spain.
Plymouth is governed locally by Plymouth City Council and is represented nationally by three MPs. Plymouth's economy remains strongly influenced by shipbuilding and seafaring including ferry links to Brittany and Spain, but has tended toward a university economy since the early 2000's. It has the largest operational naval base in Western Europe – HMNB Devonport.

Laira
The property benefits from a highly convenient position within the area known as Laira. This is ever popular locally with first time buyers and buy to let investors thanks to its abundance of nicely proportioned yet affordable properties. This property specifically can be found just around the corner from numerous local amenities found along Torridge Way, with further amenities available in nearby Higher Compton and Mutley Plain. Numerous popular local schools are also within close proximity to the property. Regular bus routes operate along Pike Road itself providing direct access into Plymouth City Centre and other areas across the city.

More Property Information
Fully refurbished throughout, this apartment benefits from double glazing and gas central heating, ensuring a cosy environment all year round. Its prime location offers easy access to Plymouth city centre and Mutley Plain, where you will find a variety of local amenities, shops, and excellent transport links.
Additionally, the property comes with a convenient allocated off-road parking space, making it ideal for those with a vehicle. Offered with a new 999-year lease, this apartment presents an excellent opportunity for first-time buyers looking to establish themselves in a vibrant community. Do not miss the chance to make this delightful apartment your new home.

Sitting Room/Kitchen
9'9" x 16'11" (2.96m x 5.15m)

Hallway

Storage Room

Bedroom
12'5" x 10'6" (3.78m x 3.20m)

Bathroom

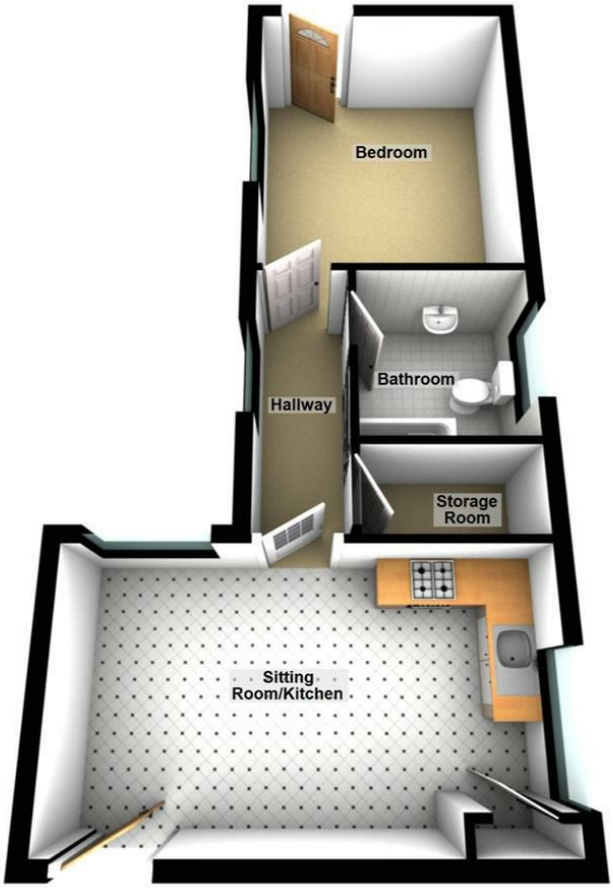
Decked Terrace

Lease Details

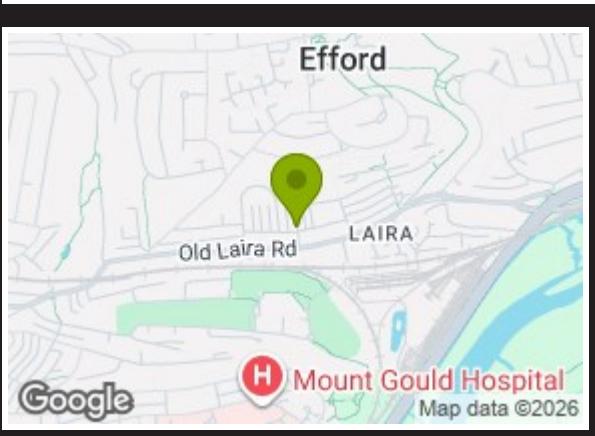
Financial Services
Cross Keys Estates are proud to work in partnership with Peter Nixon Financial Services, our whole of market mortgage specialists. With over 18 years industry experience, they are able to source the very best deal to meet their customers circumstances. Offering professional and friendly advice on residential and investment mortgages. Please get in touch to arrange a free, no obligation appointment to see how they can help you. Tel. 01752 255905, Email. sarah.millman@pn-fs.co.uk

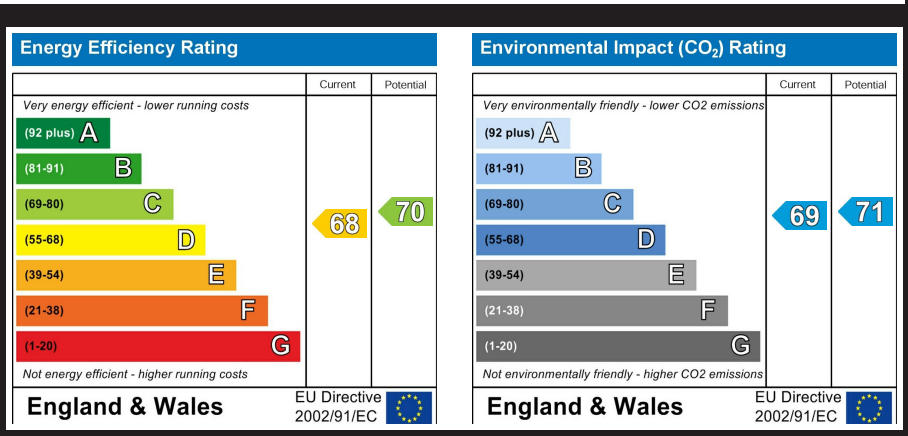
Cross Keys Lettings Department
Cross Keys Estates also offer a professional, ARLA accredited Lettings and Management Service. If you are considering renting your property in order to purchase, are looking at buy to let or would like a free review of your current portfolio then please call our director Jack who is a fully qualified and award-winning letting agent on 01752 500018

First Floor



Cross Keys Estates
Residential Sales & Lettings





VIEWINGS AND NEGOTIATIONS Strictly through the vendors agents, Cross Keys Estates MONEY LAUNDERING REGULATION 2003 AND PROCEEDS OF CRIME ACT 2002 Cross Keys Estates are fully committed to complying with The Money Laundering Regulations that have been introduced by the government. These regulations apply to everyone buying or selling a property, including companies, businesses and individuals within the United Kingdom or abroad. Should you either purchase or sell a property through this estate agents we will ask for information from you regarding your identity and proof of residence. We would ask for you to co-operate fully to ensure there is no delay in the sales/purchase process. IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

The Property Ombudsman

naea | propertymark PROTECTED

arla | propertymark PROTECTED

Council Tax Band A

Cross Keys Estates
Opening doors to your future

Sales, Cross Keys House 51-53 Devonport Road,,
Stoke, Plymouth, Devon, PL3 4DL
Tel: 01752 500018 | sales@crosskeysestates.net
www.crosskeysestates.net