



## 7 Twyn Gwyn Terrace, Newbridge, Newport, NP11 4ND

Guide Price £170,000

**\*\* GUIDE PRICE £170,000-£180,000 \*\* OFF ROAD PARKING \*\* THREE DOUBLE BEDROOMS \*\***

This delightful END TERRACED HOUSE in TWYN GWYN TERRACE, NEWBRIDGE presents an excellent opportunity for families seeking a comfortable and convenient home. The property boasts THREE GENEROUS DOUBLE BEDROOMS, ensuring ample space for relaxation and rest. The BAY-FRONTED LOUNGE and DINING AREA create a warm and inviting atmosphere, perfect for family gatherings or entertaining guests. The MODERN FITTED KITCHEN is both stylish and functional, complemented by a UTILITY AREA that adds to the practicality of the home. The property also features a well-maintained bathroom, catering to the needs of a busy household. Outside, the TIERED FRONT GARDEN offers a lovely space for planting and includes patio areas, ideal for enjoying the fresh air during warmer months. For those with vehicles, the property provides OFF-ROAD PARKING with a single hard stand drive and a garage, ensuring convenience and security. Additionally, there is NO ONWARD CHAIN, making the buying process smoother for prospective purchasers. Situated within the catchment area for NEWBRIDGE COMPREHENSIVE SCHOOL, this home is perfect for families with children. The property is also conveniently located near the TOWN CENTRE, offering a variety of amenities, and is well-connected to public transport with nearby BUS and TRAIN LINKS. This charming family home combines comfort, convenience, and a desirable location, making it an ideal choice for those looking to settle in Newbridge.

EPC- C

Council Tax- C (Caerphilly)



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ENTRANCE

Enter through a UPVC front door with obscured double glazing into the porch, stairs to first floor and access to the lounge.

LOUNGE

13'0" x 21'7" (3.98 x 6.59)

Bay fronted family lounge with double glazed UPVC window to the front and rear aspects, two twin radiators, open room leads to kitchen and hall.

KITCHEN

11'6" x 9'8" (3.53 x 2.95)

Fitted with base and wall units with a marble effect rolled edge work surface, matte black sink drainer with chrome mixer tap over, double oven with electric hob, space for separate appliances, side access double glazed UPVC window, back door with obscured double glazed glass, twin radiator.

UTILITY

7'5" x 3'7" (2.28 x 1.11)

Access from the kitchen, rear aspect double glazed UPVC window, twin radiator.

GROUND FLOOR BATHROOM

5'3" x 7'4" (1.62 x 2.26)

Adapted walk in electric shower, low level WC and sink with mixer taps over, rear aspect double obscure glazed UPVC window, twin radiator, tiled finish.

FIRST FLOOR LANDING

Access to all bedrooms, loft access.

BEDROOM ONE

15'1" x 9'10" (4.60 x 3.01)

Bay fronted double bedroom to front aspect, double glazed UPVC window and into bay, twin radiator.

BEDROOM TWO

11'10" x 9'2" (3.61 x 2.81)

Double bedroom, double glazed UPVC window to the rear, single radiator, chimney breast present.

BEDROOM THREE

9'8" x 11'1" (2.97 x 3.39)

Rear double bedroom with fitted wardrobes, double glazed UPVC window to the side aspect, twin radiator, cupboard housing boiler.

OUTSIDE

FRONT:- Tiered front garden with patio and green areas. Top soil for potting and green house available. a single garage with manual up and over door.  
REAR:- Hard stand for a single car and a courtyard area, gated access.

TENURE

We are advised that this property is FREEHOLD.

