



## North Africa Close, Guide Price £325,000 to £335,000

- Four Bedrooms - Master Bedroom with En-Suite Shower Room
- Utility Room and Downstairs WC
- Single Garage with Driveway for Two Cars
- Enclosed, Low-Maintenance Rear Garden
- Modern Décor Throughout
- Excellent Transport Links



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## About the property

Located in the popular and family-friendly Llanwern area of Newport, this beautifully presented four-bedroom house offers spacious and versatile living across three floors. Perfectly positioned for access to local schools, transport links, and amenities, this home combines modern comfort with convenience.

Upon entering the property, you're greeted by a generous, bright, and airy living room that flows effortlessly into an open-plan kitchen/diner. This sociable space is ideal for entertaining and everyday family life. Beyond the kitchen, a separate utility room provides practical storage and laundry space, leading into a convenient downstairs WC.

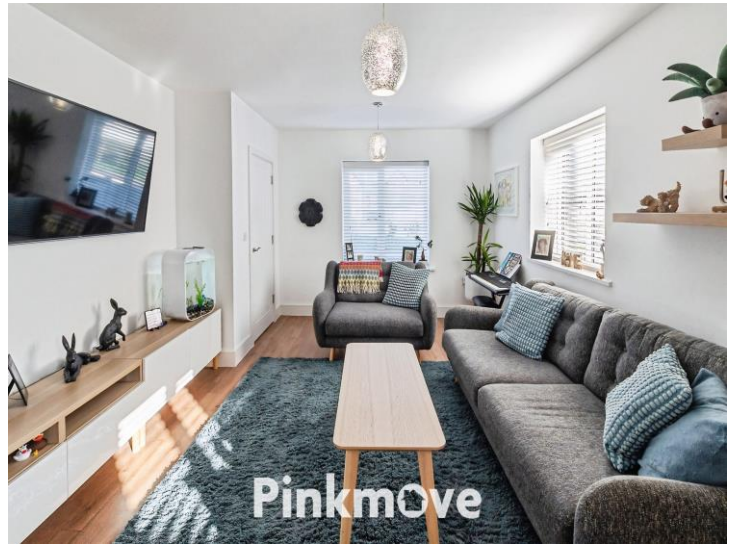
The first-floor features three versatile bedrooms and a contemporary family bathroom, offering flexibility for children, guests, or home office use. The second floor is dedicated to the impressive master suite, complete with built-in storage and a private en-suite shower room.

To the rear, a low-maintenance garden combines patio and astroturf for year-round enjoyment. A stylish pergola provides a sheltered area, perfect for BBQs, a hot tub, or social gatherings. Additional benefits include a single garage and a driveway for two cars, offering secure parking and extra storage.

Transport links are excellent, with multiple bus routes connecting the area to Newport city centre, Newport Retail Park, and surrounding towns. Newport train station is just a short drive away, whilst the M4 offers excellent links for commuters.







## Accommodation

### Living Room

16' 7" x 12' ( 5.05m x 3.66m )  
Max Measurements

### Kitchen/Diner

10' 7" x 15' 7" ( 3.23m x 4.75m )

### Utility

9' x 5' 10" ( 2.74m x 1.78m )

### Downstairs Wc

3' 2" x 5' 9" ( 0.97m x 1.75m )

### Bathroom

6' 2" x 6' 7" ( 1.88m x 2.01m )

### Bedroom 1

21' 2" x 8' 11" ( 6.45m x 2.72m )  
Max Measurements

### En-Suite

6' 3" x 8' 3" ( 1.91m x 2.51m )  
Max Measurements

### Bedroom 2

14' 1" x 8' 7" ( 4.29m x 2.62m )

### Bedroom 3

13' 1" x 8' 8" ( 3.99m x 2.64m )  
Max Measurements

### Bedroom 4

10' 1" x 6' 7" ( 3.07m x 2.01m )

### Garage

20' 4" x 10' 3" ( 6.20m x 3.12m )

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## Floorplan



## Important Information

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