



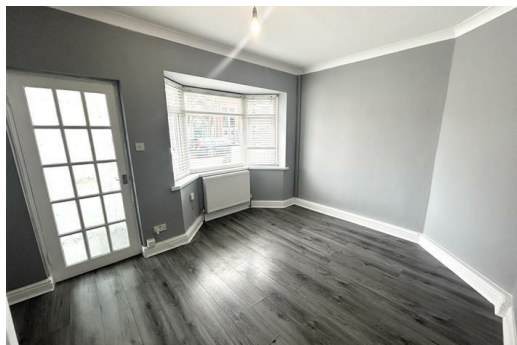
**71 Ailesbury Street, Newport, Gwent NP20 5ND**

**£1,100 PCM**

SAGE & CO are pleased to offer to let this very well presented TWO BEDROOMS & Nursery room/ office, semi detached property situated in the Shaftesbury area of Newport . Briefly comprises of lounge, newly fitted kitchen / dining room, downstairs w/c, newly fitted shower room, rear garden with large lawned area and patio area, the property further benefits from gated off road parking to the front.

VIEWING IS HIGHLY RECOMMENDED  
AVAILABLE NOW!

Applicants will require an annual income of £37,714.00  
Holding Deposit: £252.87  
Deposit: £1100.00  
Council Tax band C  
EPC rating C



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**[www.sageandco.co.uk](http://www.sageandco.co.uk)**

