



Casa Calabria Lower Station Road, Abergavenny, NP7 0LY

Guide price £480,000



One2One Estate Agents proudly presents this exquisite five-bedroom detached property, now available for sale. Nestled in the highly desirable area of Abergavenny, this residence offers a perfect blend of luxury and functionality.



Main Description

GUIDE PRICE £480,000 - £500,000

Front Exterior:

As you approach the property, you are greeted by a paved driveway that comfortably accommodates two vehicles, leading to both the garage and the main entrance. The entrance is framed by lush bushes, providing added privacy and enhancing the curb appeal of this stunning home. The meticulously landscaped front garden offers a warm and welcoming aesthetic, setting the stage for what lies beyond.

Ground Floor:

Step inside to discover a well-appointed interior that immediately exudes warmth and sophistication featuring 'Amtico' flooring. The spacious entrance hall, with its elegant flooring and tasteful décor, sets the tone for the rest of the home. The ground floor includes a versatile study, perfect for a home office or a quiet reading nook, which conveniently leads through to a modern shower room, adding to the practicality of the layout. The expansive living/dining room is a highlight of the home, offering an inviting space for relaxation and entertainment with the additional of a fully functional log burner. French doors open out to the rear garden, allowing for an abundance of natural light and creating a seamless connection between indoor and outdoor living. The room is spacious enough to accommodate both dining and lounging areas, making it ideal for hosting family gatherings and social events. The heart of this home is its stunning modern "magnet" kitchen. Designed for both functionality and style, it boasts a comprehensive range of wall and base units providing ample storage for all your culinary needs. The expansive countertops offer plenty of workspace, making meal preparation a breeze. The centerpiece of the kitchen is a professional-grade range cooker, perfect for cooking family meals. The kitchen has a sleek and seamless look, and there is abundant space for a dining table, making it a perfect spot for family meals and casual entertaining with plenty of natural light, creating a bright and welcoming atmosphere. Adjacent to the kitchen is a double utility room with internal access to the insulated garage, providing practicality and convenience for everyday living.

First Floor:

Ascending to the first floor, you are welcomed by a large newly carpeted landing area that enhances the spacious feel of the property. This level includes three generously sized double bedrooms, each thoughtfully designed to offer comfort and tranquility. Large windows in each bedroom ensure that the spaces are filled with natural light, creating airy and pleasant environments. The stylish family bathroom on this floor is equipped with modern fixtures and fittings, providing a luxurious space for relaxation. A hallway leads to two additional double bedrooms, each providing ample space and storage. These two bedrooms share access

to a contemporary en suite bathroom, featuring elegant finishes and fixtures, offering a touch of luxury and privacy.

Garden:

Outside, the tranquil private rear garden features both lawn and patio areas, perfect for outdoor dining, entertaining, or simply enjoying the peaceful surroundings. The garden is surrounded by mature trees, flowers, and bushes, creating a serene and picturesque environment. Side access from both sides of the property adds convenience for gardening and maintenance, ensuring that every part of the garden is easily accessible.

About Abergavenny:

Abergavenny is a charming market town known for its rich history, stunning landscapes, and vibrant community. Situated on the edge of the Brecon Beacons National Park, it offers a picturesque setting with an abundance of outdoor activities, including hiking, cycling, and exploring the scenic countryside. The town itself boasts a wide range of amenities, including excellent schools, boutique shops, and a variety of dining options, from cozy cafes to fine dining restaurants. Abergavenny is renowned for its annual food festival, attracting visitors from far and wide, celebrating local produce and culinary expertise.

Transport links are excellent, with easy access to major road networks and public transport, making it an ideal location for commuters. The town also has a strong sense of community, with numerous cultural events, farmers' markets, and recreational activities throughout the year.

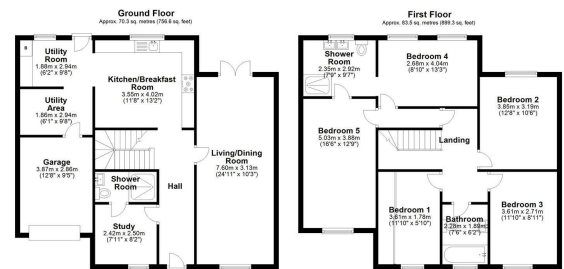
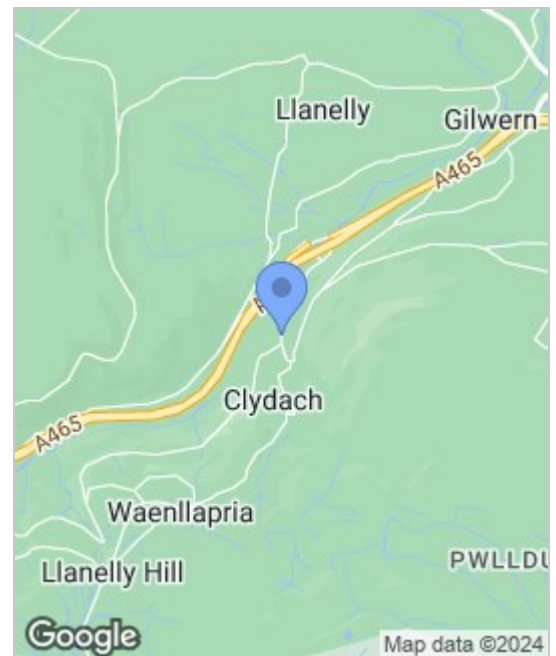
Early viewing is highly recommended to fully appreciate this remarkable property. Contact One2One Estate Agents today to arrange your viewing and secure your dream home in this sought-after location.

Summary:

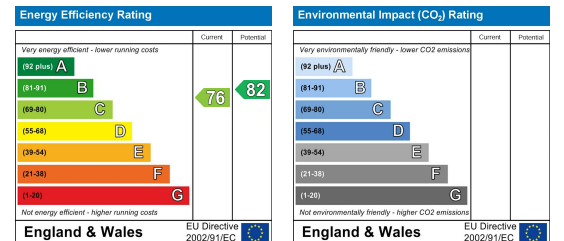
This exceptional five-bedroom detached home combines luxury, comfort, and practicality. With spacious interiors, modern amenities, and a beautiful garden, it is perfect for families seeking a high-quality lifestyle in a prime location.

Viewings:

To truly appreciate the elegance and charm of this remarkable property, viewings are highly recommended. Contact One2One Estate Agents to arrange your viewing today.



Total area: approx. 153.8 sq. metres (1655.9 sq. feet)



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