

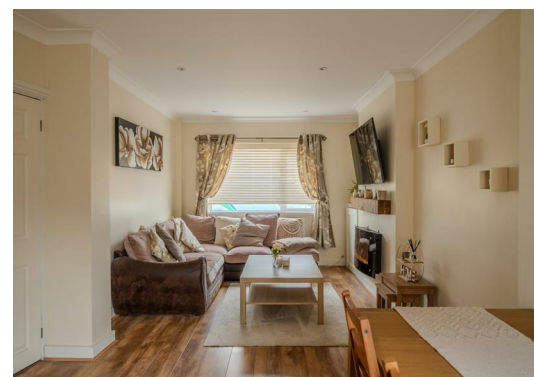


**52 New Street, Cwmbran, NP44 1EF**

**Guide price £180,000**



One2one Estate Agents are delighted to present this charming end-of-terrace house, situated in the vibrant heart of Pontnewydd village, Cwmbran. This property is ideally located, offering easy access to local schools, essential amenities, and convenient bus routes, making it perfect for families and commuters alike.....





MAIN DESCRIPTION

\*\*\* GUIDE PRICE £180,000 - £190,000\*\*\* One2one Estate Agents are pleased to present this end-of-terrace property, ideally located in the heart of Pontnewydd village. Positioned within close proximity to local schools, amenities, and convenient bus routes, this home offers both comfort and accessibility.

The property has been thoughtfully updated and features a welcoming entrance hall with a handy under-stairs storage cupboard. The spacious open-plan lounge and dining area is flooded with natural light, providing ample space for both relaxing and entertaining, with room for seating furniture as well as a dining table and chairs.

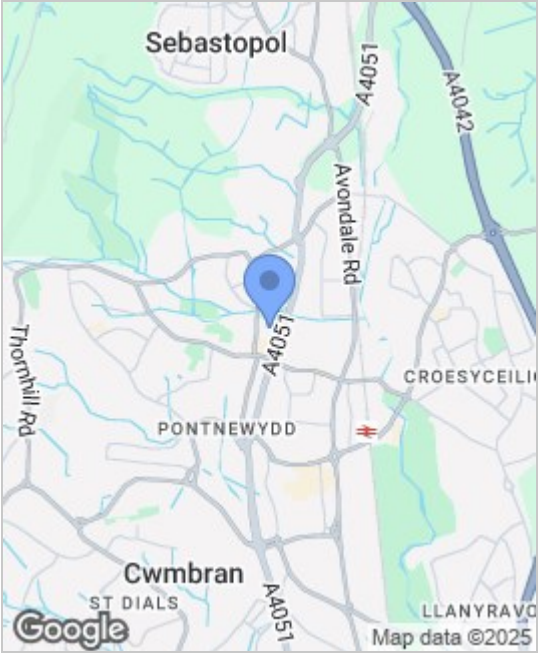
The modern fitted kitchen is equipped with a range of base and wall units, an electric hob and oven, radiator, and plumbing for a washing machine. An outer hallway leads to the rear garden and offers additional space for a fridge/freezer. Completing the ground floor is a contemporary shower room, finished to a high standard.

Upstairs, the property boasts three bedrooms. The third bedroom is currently being used as a dressing room, offering versatile living options. Outside, the rear garden is fully enclosed and features side access, along with a patio and decking area—perfect for outdoor entertaining.

This well-maintained property is a must-see. Early viewing is highly recommended. Offered with No Chain.

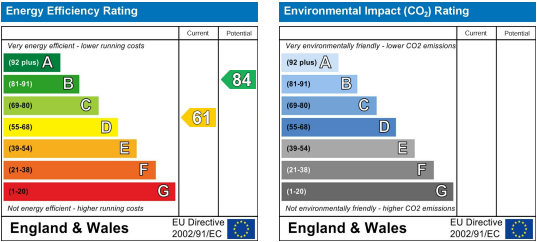
Council Tax Band 'B'  
Tenure - Freehold

NB: One2One Estate Agents have been advised by the seller the details pertaining to this property. It is the buyer's responsibility to determine council tax band and tenure. We would encourage any interested parties to seek legal representation and obtain professional advice prior to purchase.



TOTAL FLOOR AREA: 734 sq.ft. (68.4 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan, it is not a guarantee. Measurements are approximate and should not be relied upon for any legal or financial purposes. The floorplan is for information only and does not constitute an offer of any kind.



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.