

H & H

HOUSE & HOME
PROPERTY AGENTS



47 Green Street

Chepstow, NP16 5DP

£300,000



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Description

Situated in Green Street, Garden City in Chepstow, this delightful semi-detached house offers a perfect blend of comfort and style. With three generously sized bedrooms, this property is ideal for families or those seeking extra space. The two reception rooms provide ample opportunity for relaxation and entertaining, making it a versatile home for various lifestyles.

One of the standout features of this residence is the lovely views from the front elevation, which overlook the iconic Severn Bridge. This picturesque backdrop adds a unique charm to the property, allowing you to enjoy the beauty of the surrounding landscape from the comfort of your home. The sunny landscaped garden is another highlight, providing a serene outdoor space for gardening, play, or simply unwinding in the sun. It is an excellent area for hosting summer barbecues or enjoying quiet evenings under the stars.

With its prime location, spacious interiors, and stunning views, this semi-detached house on Green Street is a wonderful opportunity for anyone looking to settle in the picturesque town of Chepstow. Don't miss the chance to make this lovely property your new home.

While the property currently lacks off-road parking, the current owners have recently obtained two competitive quotes, one for a single driveway and one for a double driveway. The quotes will be made available upon request. Investing in off-road parking not only enhances daily convenience but can also significantly increase the property's value and appeal. This improvement would not only offset the initial investment but also make the property more attractive to future buyers. Subject to application and consent from the highways authority.

Situated a short walk away is the market town of Chepstow with its attendant range of facilities. There are plenty of shops, bars, cafes and restaurants as well as good junior and comprehensive schools in the area. Chepstow is known as the gateway to the Wye Valley, itself a designated area of outstanding natural beauty. For those that enjoy the outdoors, there are many walks in the area including the Wye Valley Walk, which starts at Chepstow Leisure Centre and Wales Coastal Footpath which starts in Chepstow and follows the coastline all the way to North Wales.

For the commuter, there are excellent road networks close

by plus bus and rail links to be found in Chepstow. All of which bring Newport, Cardiff, Bristol, Gloucester and Cheltenham within commuting distance.

Reception Hall

Approached via UPVC panelled door with double glazed insert. Stairs to first floor landing. Door to living room. Open to dining room.

Dining Room

14 x 10'11 (4.27m x 3.33m)

Good quality wood effect flooring. Panelled radiator. UPVC double glazed window to front elevation. Open to kitchen breakfast room.

Kitchen Breakfast Room

14'01 x 9'3 (4.29m x 2.82m)

Inset spotlighting to plain ceiling. The kitchen is fitted with a matching range of high gloss base units all with granite work surfaces and complimentary upstands. Single drainer stainless steel sink and mixer tap. Built in double oven assisted electric oven and microwave. Five ring touch control induction hob with stainless steel splash back, extractor hood and lighting over. Integrated dishwasher and washer drying machine. Space for under counter fridge and freezer. Pull out storage. Tiled floor. UPVC double glazed window to rear elevation. UPVC double glazed and panelled door to rear garden. Door to ground floor W.C.

Ground Floor W.C.

Low level W.C. wash hand basin. Tiled floor.

Living Room

14'07 x 11'10 (4.45m x 3.61m)

Working chimney with floating oak lintel. Panelled radiator. UPVC double glazed window to front and rear elevations.

First Floor Stairs and Landing

Access to loft inspection point. We are informed the loft is fully boarded and has lighting. UPVC double glazed window to rear elevation. Doors off.

Bedroom One

14' x 10'11 (4.27m x 3.33m)

Painted exposed beams. Panelled radiator. UPVC double glazed window to front elevation with views towards the Severn Bridge and beyond.

Tel: 01291 418418

Bedroom Two

10'02 x 9'02 (3.10m x 2.79m)

Painted exposed beams. Panelled radiator. UPVC double glazed window to rear elevation overlooking the landscaped rear garden.

Bedroom Three

10'11 x 8'02 (3.33m x 2.49m)

Painted exposed beams. Built in wardrobe. Panelled radiator. UPVC double glazed window to front elevation with views towards the Severn Bridge and beyond.

Bathroom

Modern white suite to include low level W.C. pedestal wash hand basin with mixer tap. Bath with chrome mixer tap. Corner step in enclosure with mains fed waterfall shower and separate shower attachment. Extractor fan. Chrome towel radiator. Full tiling to walls. Tile effect flooring. Opaque UPVC double glazed window to rear elevation.

Gardens

The generous, south-facing front garden is an ideal area for growing fruit and vegetables. Currently, it features a lawn with a raised vegetable patch and a mature hedge along the boundary. The rear garden has been attractively landscaped, offering a spacious level lawn, a rockery and steps leading up to a well-sized decked seating area. Both the lawn and decking benefit from plenty of sunshine throughout the day due to their terraced design. Additionally, there is a garden shed with power and lighting, which will remain.

Potential to Create Off Road Parking

While the property currently lacks off-road parking, the current owners have recently obtained two competitive quotes, one for a single driveway and one for a double driveway. The quotes will be made available upon request. Investing in off-road parking not only enhances daily convenience but can also significantly increase the property's value and appeal. This improvement would not only offset the initial investment but also make the property more attractive to future buyers. Subject to application and consent from the highways authority.

Material Information

Council Tax Band - D

Tenure - Freehold

We are informed the property is of standard construction. Mains electricity. Mains gas. Mains water. Mains drainage. Broadband and mobile coverage.

Please check the Ofcom website for broadband and mobile coverage: <https://checker.ofcom.org.uk/>



Road Map



Hybrid Map



Terrain Map



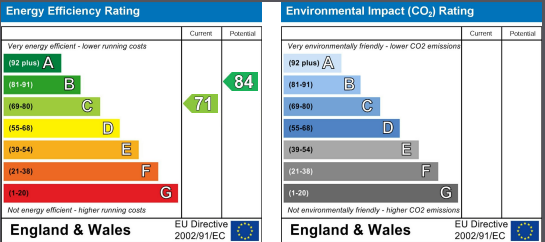
Floor Plan



Viewing

Please contact our House and Home Property Agents Office on 01291 418418 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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