

23a Cross Street Newport, PO30 1PT

£160,000



IDEAL INVESTMENT! A split level maisonette that feels like a house. With two bedrooms and open plan kitchen/living room, upstairs bathroom and downstairs cloakroom, this is a quirky modern style property perfectly positioned in the centre of Newport, ideal as a first time purchase or equally as a buy to let investment. Benefits include double glazing, a gas fired central heating system and communal courtyard with bike store. Tenants-in-situ.

SPLIT LEVEL TWO BEDROOM MAISONETTE

OPEN PLAN KITCHEN LIVING ROOM

TENANTS IN SITU

GREAT INVESTMENT

DOUBLE GLAZED & GAS CENTRAL HEATING

NEWPORT TOWN CENTRE

ROOMS

Double glazed front door leading to

Entrance Hall

A good sized room with storage space under stairs.
Door to cloakroom. Door to Bedroom Two.

Cloakroom

Low level w.c Wash hand basin.

Bedroom Two 10' 7" x 7' 0" (3.22m x 2.13m)

Double glazed window to rear aspect. Radiator.

First floor landing

Access to loft space. Doors off to Living Room, bathroom and Bedroom One.

Living Room with kitchen area 13' 0" x 13' 0" (3.96m x 3.96m)

A good sized open plan room with two double glazed windows to rear aspect. Fitted kitchen of matching base and wall units. Integral electric oven and gas hob. Space for washing machine. Space for fridge freezer.

Bathroom

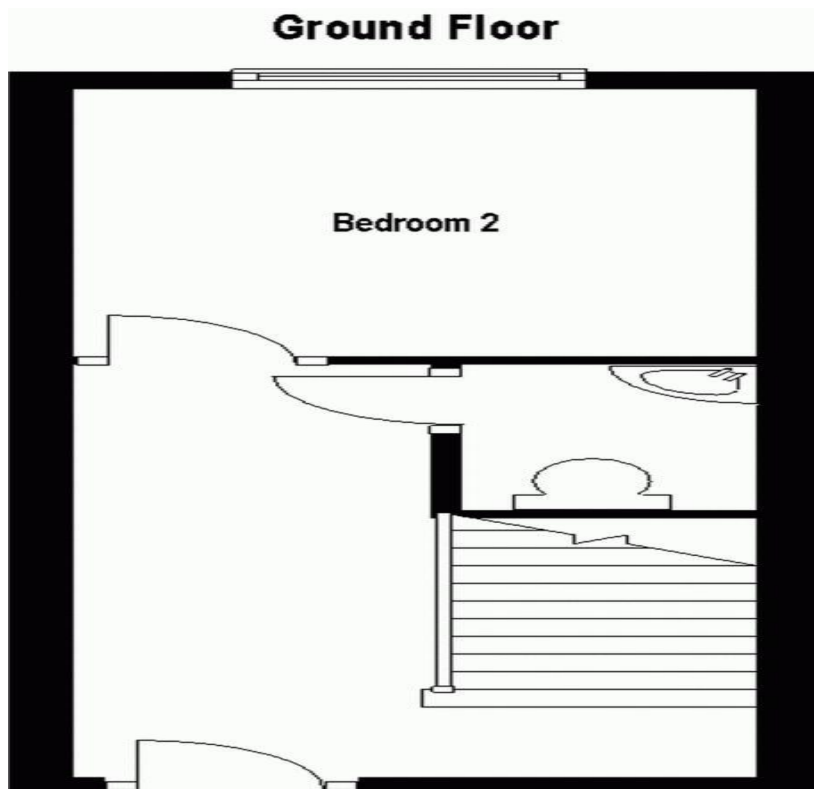
Fitted with a white suite of low level w.c. Wash basin and bath with shower over.

Bedroom One 13' 6" x 8' 10" (4.11m x 2.69m)

Two double glazed windows to front aspect.

Outside

Communal courtyard to rear. Bin store. Bike store.



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	74 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		