



51 Long Field Avenue, Bedwas, CF83 8JS

**£1,600 Per Month**

- Brand New Build
- Three Double Bedrooms
- Beautifully Modern Kitchen/Diner
- Double Driveway plus Garage
- EPC Rating - B
- Sought After Location in Bedwas
- Master Bedroom with Ensuite
- Private Rear Garden
- Close to local schools
- Council Tax Band -

Welcome to Long Field Avenue, Bedwas - a stunning new build property that is sure to capture your heart! This beautiful home boasts three spacious double bedrooms, perfect for a growing family or those who love to have guests over.

As you step inside, you'll be greeted by a spacious living room leading to a stylish and modern kitchen diner, ideal for hosting dinner parties or enjoying family meals. The property also features a convenient utility room and a downstairs cloakroom, adding to the practicality of this lovely home.

One of the highlights of this property is the double driveway and garage, providing ample parking space for you and your visitors.

Don't miss out on the opportunity to make this brand new build property your own. With three bathrooms to accommodate your needs, this home offers both

Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
<p>Very energy efficient - lower running costs</p> <p>(92 plus) <b>A</b></p> <p>(81-91) <b>B</b></p> <p>(69-80) <b>C</b></p> <p>(55-68) <b>D</b></p> <p>(39-54) <b>E</b></p> <p>(21-38) <b>F</b></p> <p>(1-20) <b>G</b></p> <p>Not energy efficient - higher running costs</p>		<p>Very environmentally friendly - lower CO<sub>2</sub> emissions</p> <p>(92 plus) <b>A</b></p> <p>(81-91) <b>B</b></p> <p>(69-80) <b>C</b></p> <p>(55-68) <b>D</b></p> <p>(39-54) <b>E</b></p> <p>(21-38) <b>F</b></p> <p>(1-20) <b>G</b></p> <p>Not environmentally friendly - higher CO<sub>2</sub> emissions</p>	
<p>England &amp; Wales</p> <p>EU Directive 2002/91/EC</p>		<p>England &amp; Wales</p> <p>EU Directive 2002/91/EC</p>	

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**Entrance Hallway**

**Living Room**

**Kitchen/Diner**

**Utility Room**

**WC**

**Landing**

**Master Bedroom**

**Ensuite**

**Bedroom Two**

**Bedroom Three**

**Bathroom**

**Garage**

**Outside**

