



# NEWCASTLE, MONMOUTH

Guide price **£650,000**



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# ROCK COTTAGE

Newcastle, Monmouth, Monmouthshire NP25 5NT



Beautifully presented three-bedroom cottage  
Village location  
Stunning views over Monmouthshire

Newcastle is a small village in Monmouthshire, situated approximately 6 miles northwest of Monmouth and 9 miles east of Abergavenny. The village is part of the scenic Three Castles Walk, a 19-mile circular route connecting the medieval castles of Grosmont, Skenfrith, and White Castle. This trail leads walkers through the undulating landscapes of wooded hillsides and hidden valleys characteristic of northeast Monmouthshire. The nearby town of Monmouth is a historic market town in southeast Wales, located near the England-Wales border at the confluence of the Rivers Wye, Monnow, and Trothy. Known for its rich history and picturesque setting, Monmouth boasts a blend of medieval and Georgian architecture, with landmarks such as the 13th-century Monnow Bridge - the only remaining fortified bridge of its kind in Britain and the ruins of Monmouth Castle, the birthplace of King Henry V.

The town is surrounded by beautiful countryside, making it a popular destination for walkers and nature lovers, particularly with its proximity to the Wye Valley Area of Outstanding Natural Beauty. Monmouth has a thriving cultural scene, with independent shops, cafes, and annual events such as the Monmouth Festival. It is also known for its excellent schools, including the historic Haberdashers Monmouth School.



Guide price  
£650,000



### KEY FEATURES

- Three-bedroom detached cottage
- Popular village location
- Beautiful views over the Monmouthshire countryside
- Immaculately presented throughout
- Set in 1/3 of an acre plot



# STEP INSIDE

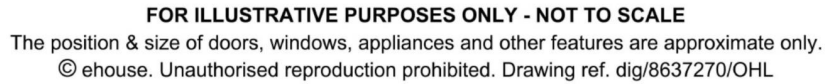
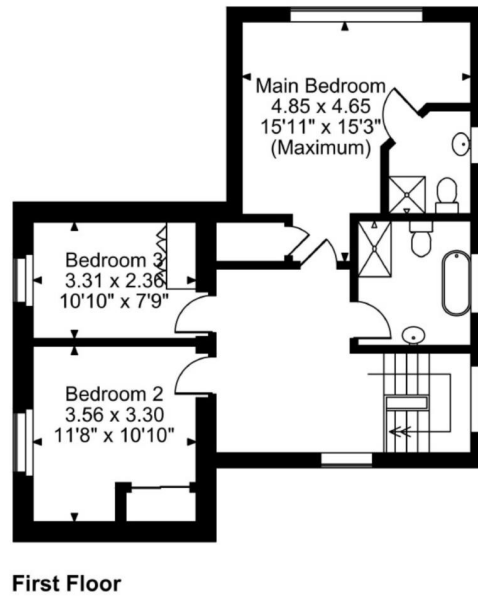


A charming oak porch welcomes you into a spacious tiled hallway, featuring a turned staircase. The hallway provides access to a downstairs cloakroom, which includes extensive fitted storage cupboards and space with plumbing for a washing machine.

The lounge exudes a cosy cottage feel while remaining bright and airy, with two windows to the front aspect, a door leading to the driveway, and French doors opening onto a covered decked area. A stunning log burner and oak flooring enhance the room's warmth and character.

The beautifully presented kitchen/dining room continues the oak flooring and is bathed in natural light, thanks to an array of windows showcasing the gardens and surrounding countryside. French doors open to the decked area, creating the perfect space for entertaining. The kitchen is equipped with modern wall and base units, a Rangemaster cooker with extractor hood, and a built-in dishwasher, offering both style and functionality.

**Total = 1929 Sq Ft/179 Sq M**



The principal bedroom boasts a broad window framing the garden and surrounding scenery, as well as a modern en suite shower room.

# STEP OUTSIDE



The front of the property features a gated stone driveway, providing ample parking for multiple vehicles, along with a spacious, purpose-built double garage.

The rear garden is a standout feature, boasting a stunning decked area with an oak-framed, tiled roof - perfect for outdoor dining. A well-manicured lawn sits alongside a section finished with Cotswold stone, ideal for additional outdoor seating. Beyond this, a gated entrance leads to extra parking, a large brick-built outhouse perfect for storage, and an expansive lawned area adorned with mature trees.

## INFORMATION

Postcode: NP25 5NT

Tenure: Freehold

Tax Band: F

Heating: Oil

Drainage: Private

EPC: TBC





## DIRECTIONS

From our Monmouth office in Agincourt Square proceed on the B4293 with the office on your left, at the bottom of the high street take the left-hand bend then a right at the roundabout. At the lights take a right onto the B4233 at the next roundabout go straight on then take a right at the next, proceed straight on over the next two roundabouts towards Rockfield, as the road divides, bear right. Follow the road and the property will be found after about three miles on the right-hand side.



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