



Little Oaks  
Llanover Road | Blaenavon | Pontypool | Torfaen | NP4 9HU



# STEP INSIDE

## Little Oaks

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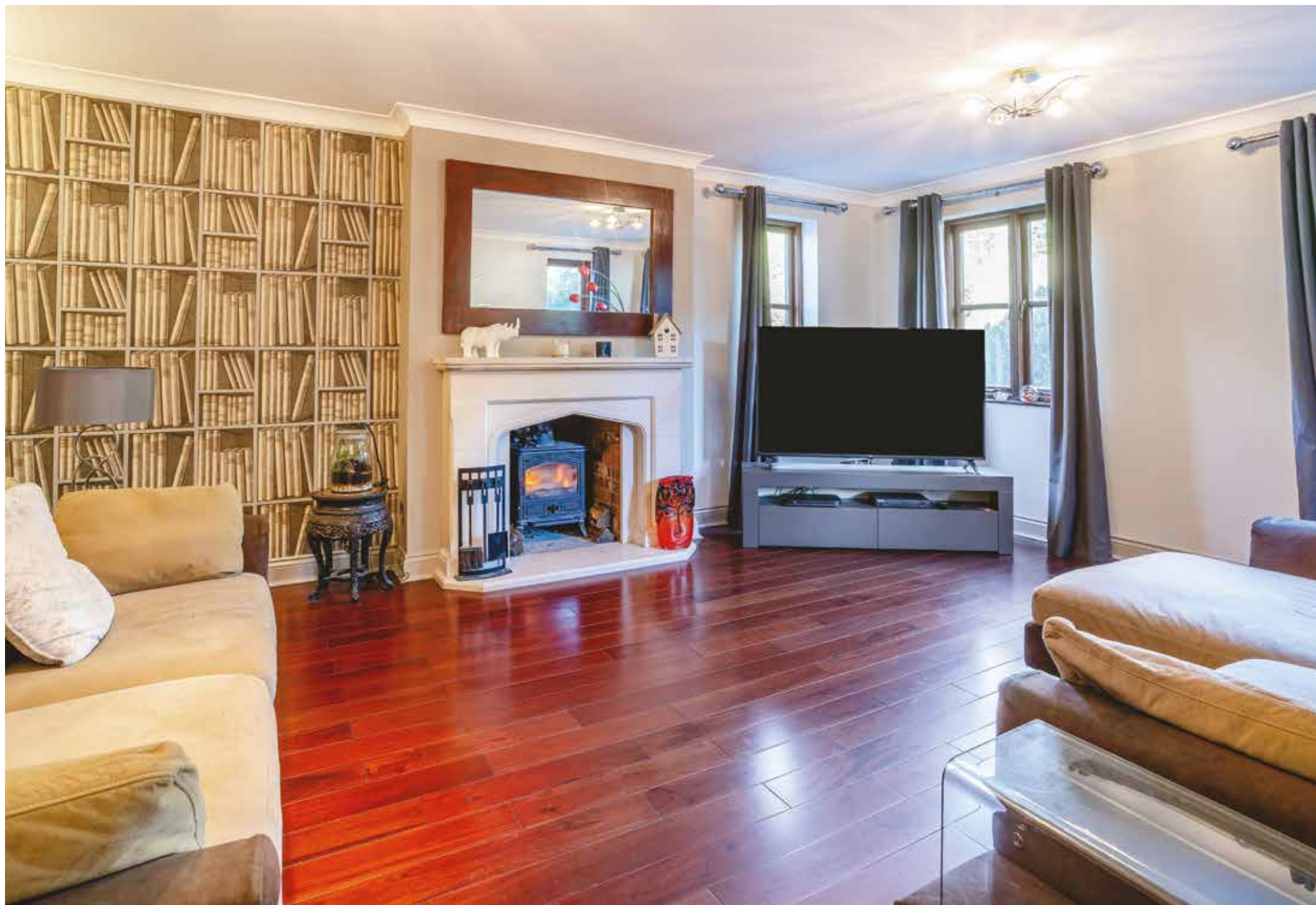
Little Oaks is an exceptional lifestyle home set on a generous, gated plot, offering privacy and an unrivalled indoor outdoor experience. From the sweeping driveway to the dramatic vaulted ceilings as you step inside, every part of this property delivers a genuine wow factor. The heart of the home is its stunning entertainer's kitchen, complete with a feature island and seamless flow to the outdoors. The grounds are extraordinary, featuring a private swimming pool, waterfall, sauna, ice bath, outdoor bar, and pizza oven creating a resort-style environment rarely found in residential settings. The converted detached garage and charming shepherd's hut offer valuable additional accommodation or flexible work/leisure spaces. Surrounded by ancient woodland, this is a true lifestyle retreat designed for luxury, wellness, and unforgettable living.

### Step inside

As you enter through the front door, you are immediately greeted by impressive vaulted ceilings that set the tone for the rest of the home. The layout is designed around flow, light, and entertaining, with the open-plan kitchen taking centre stage complete with a statement island and seamless connection to the outdoor leisure spaces. Each room offers a sense of openness and comfort, with thoughtful design choices that enhance both everyday living and larger gatherings. The four bedrooms provide generous accommodation, while the overall ambience combines warmth, style, and contemporary luxury.







# SELLER INSIGHT

“Tucked quietly away on the edge of the delightful UNESCO World Heritage town of Blaenavon, this well proportioned home offers a rare sense of seclusion and calm. Overlooking a spacious patio that merges beautifully into the edge of natural woodland, the property enjoys far reaching views across the surrounding landscape and has been the much treasured home of Andrew and Mark since 2006.

“We purchased the house just after its completion and, since then, it has benefited from many thoughtful enhancements and additions over the years. These have increased its comfort levels and enhanced its incredibly flexible, spacious accommodation. We extended our patio towards the woodland, creating a truly magnificent outdoor space which now includes a heated swimming pool, a sauna, a bar, a pizza oven and several charming seating and dining areas. These have been designed so that the kitchen flows seamlessly onto the patio, making outdoor living an effortless extension of the main house. Encouraged by the natural beauty all around, outdoor living has been an essential part of our lives here, whether for morning coffee, relaxed lunches or evenings spent watching the sun set.”

“Our house, with all its amenities both inside and out, has proved to be a wonderful home, often filled with friends and relatives of all ages. We have excellent spaces for connection and togetherness, and entertaining is always special, whether it is a casual gathering or the much loved annual pool party, an event that has become a highlight for everyone who attends.”

“Blaenavon has a good range of local amenities, including schools, shops and everyday services, while nearby Abergavenny offers an even wider choice of supermarkets, independent shops, restaurants, bars and a regular market. Its main line station provides convenient rail connections, and the surrounding road and rail network makes travel to Cardiff, Bristol, the Midlands and beyond straightforward and stress free. In addition, our house is within easy reach of the Brecon Beacons, local canal paths and several well regarded vineyards such as White Castle and Sugar Loaf, which have been favourites for leisurely visits.”

“Our home has fulfilled both professional and day to day requirements and holds countless happy memories for us, especially time spent with friends relaxing in such a beautiful setting. It has been a privilege to live here, surrounded by nature, peace and a sense of quiet joy.”  
Andrew and Mark\*

\* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.















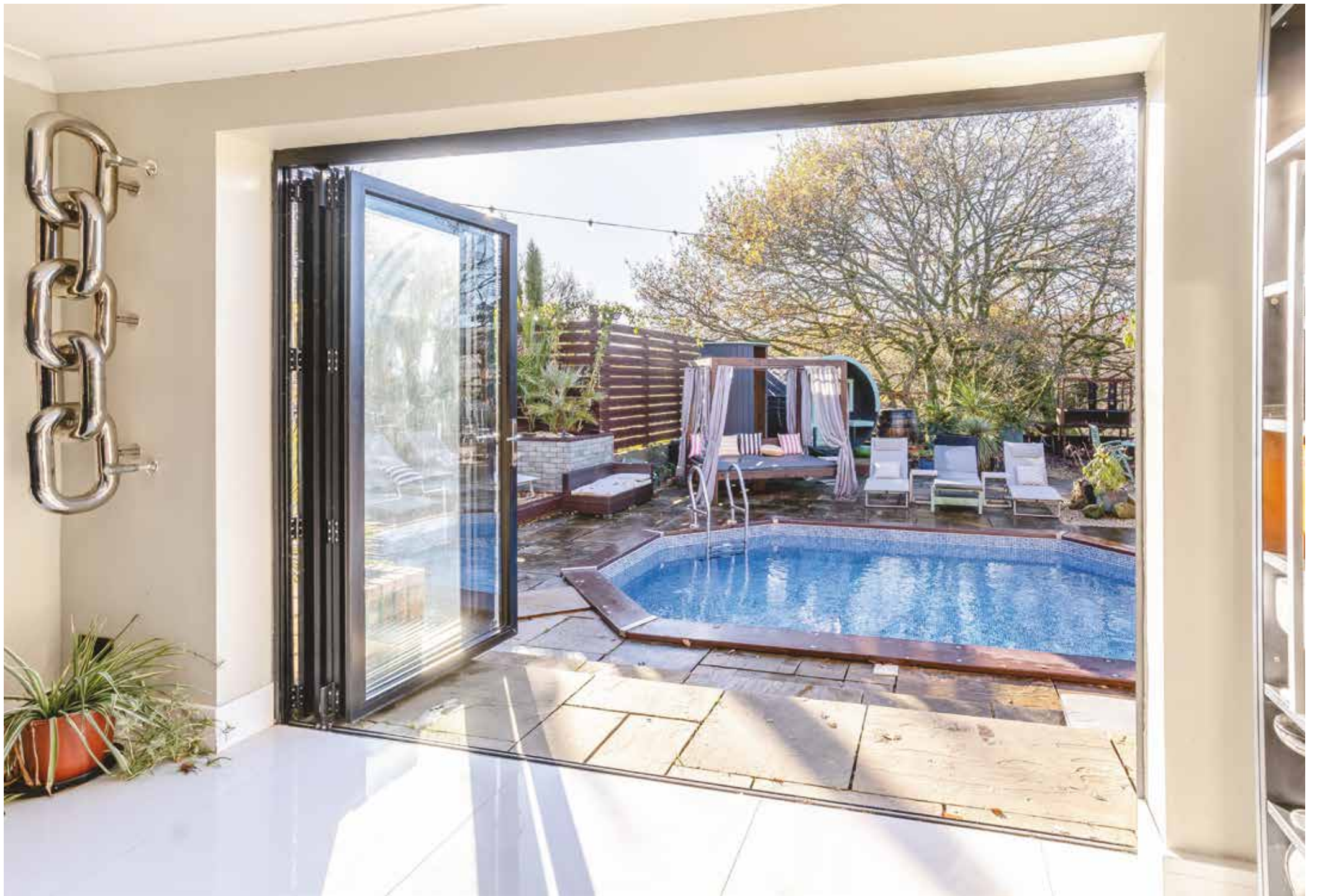
















# STEP OUTSIDE

## Little Oaks

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Set on a substantial plot surrounded by ancient woodland, the outdoor spaces at Little Oaks have been crafted for indulgence, wellness and relaxation. A private swimming pool sits alongside a dramatic waterfall feature, sauna, ice bath, outdoor pizza oven and a fully equipped bar, creating a true resort-style environment. The sweeping gated driveway adds grandeur on arrival, while the converted garage and beautifully designed Shepherd's Hut offer exceptional flexibility from guest accommodation to creative studios or wellness retreats.



The grounds also reflect a thoughtful approach to sustainable living. Solar panels generate green electricity that helps power the home and outdoor amenities, including the air-source heat pump that warms the swimming pool. Any excess clean energy is returned to the grid, offering ongoing environmental benefits and helping to reduce running demands.

Within the woodland, a large enclosed chicken run adds further charm, appealing to those who enjoy a more self-sufficient lifestyle or wish to embrace the countryside setting to its fullest.

This is outdoor living at its absolute finest a private sanctuary that balances luxury, nature and meaningful sustainability.

### Area description

Located in Blaenavon, Pontypool, Little Oaks enjoys the best of both worlds, rural tranquillity combined with superb access to nearby towns, commuter routes, and essential amenities. The area is known for its rich heritage, beautiful walking routes, and expansive woodland landscapes. Residents benefit from excellent transport links towards Newport, Cardiff, and the Abergavenny area, making it ideal for both families and professionals. Local schools, independent shops, cafés, and recreational facilities are all within easy reach, while the surrounding countryside provides endless opportunities for outdoor pursuits. It's an area that offers true escapism without compromising convenience.

### Directions

What3words

///shutting.meanders.marathon

<https://w3w.co/shutting.meanders.marathon>









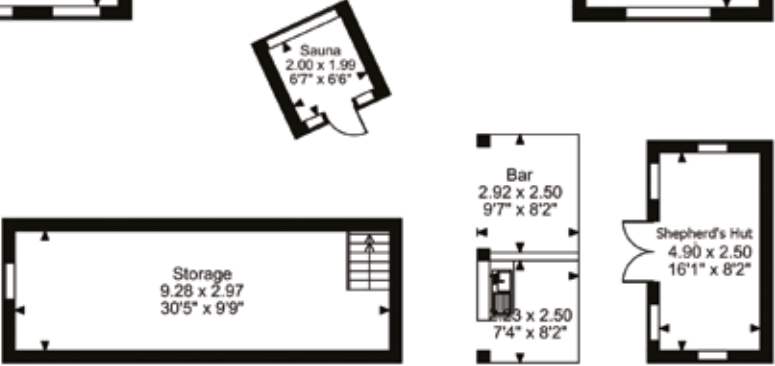
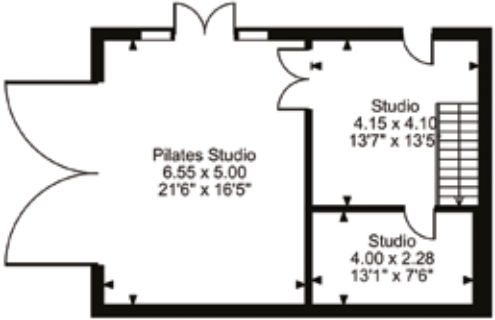
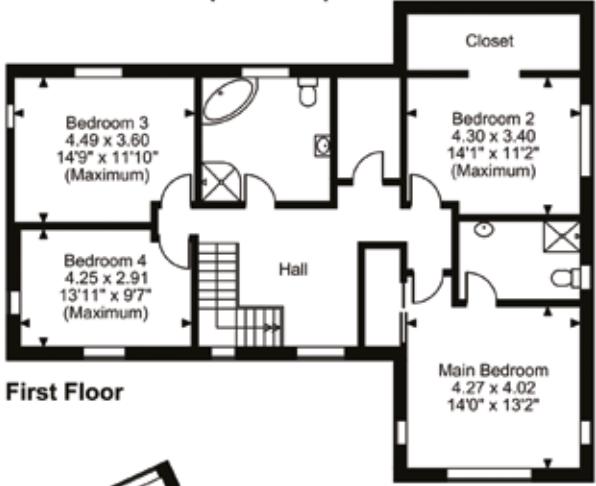
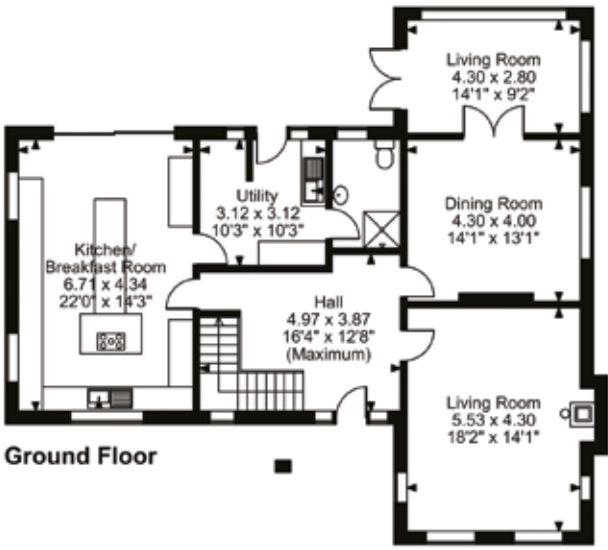








Little Oaks, Llanover Road, Blaenavon, Pontypool, Torfaen  
Approximate Gross Internal Area  
Main House = 2465 Sq Ft/229 Sq M  
Sauna and Shepherd's Hut = 175 Sq Ft/16 Sq M  
Studio = 943 Sq Ft/88 Sq M  
Bar external area = 152 Sq Ft/14 Sq M  
Total = 3583 Sq Ft/333 Sq M



Floor Above Studio

FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE

The position & size of doors, windows, appliances and other features are approximate only.  
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Council Tax Band: F  
Tenure: Freehold

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	78 C	79 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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