

33 Cyril Street Newport



STYLISH BAY-FRONTED TERRACED HOME IN POPULAR LOCATION

- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- FIRST FLOOR FAMILY BATHROOM
- BAY-FRONTED LOUNGE
- MODERN FITTED KITCHEN/DINER
- GROUND FLOOR WC
- LARGE REAR GARDEN
- FORE-COURTED TO FRONT
- WALKING DISTANCE TO EXCELLENT AMENITIES
- NEAR TO CITY CENTRE

£155,000

Tel: 01633 212 666 **www.nuttallparker.com**

info@nutallparker.com  Offices at: 7 Baneswell Road, Newport NP20 4BP

These particulars do not constitute an offer or contract of sale. Whilst every care is taken in the preparation of these particulars, their accuracy cannot be guaranteed and prospective purchasers should satisfy by inspection or otherwise as to the correctness of any statements or information contained therein.

Nuttall Parker is a trading name of Nuttall Parker Limited Liability Partnership. Registered Number OC350900. Registered Office: 7 Baneswell Road, Newport NP20 4BP

Cyril Street, Newport, NP19 0DP

Introduction

A fantastic opportunity to purchase this well presented and much improved traditional terraced home situated just off Corporation Road, just minutes from excellent amenities and major road connections. Within walking distance we have well regarded schools, bus stops and Newport City Centre as well as the M4 motorway being close by too.

As we enter the property we are welcomed into the hallway which leads off to a front lounge, open plan kitchen/dining area with small utility room and a ground floor WC then, upstairs, two double bedrooms and family bathroom featuring a bath with separate shower cubicle. Outside, to the rear, is a large garden and, to the front, a small four-courted allowing space for potted plants and recycling bins.

Tenure

Freehold

Council tax

Band C


Viewing

By prior appointment with vendors agents Nuttall Parker. Tel: 01633 212666.

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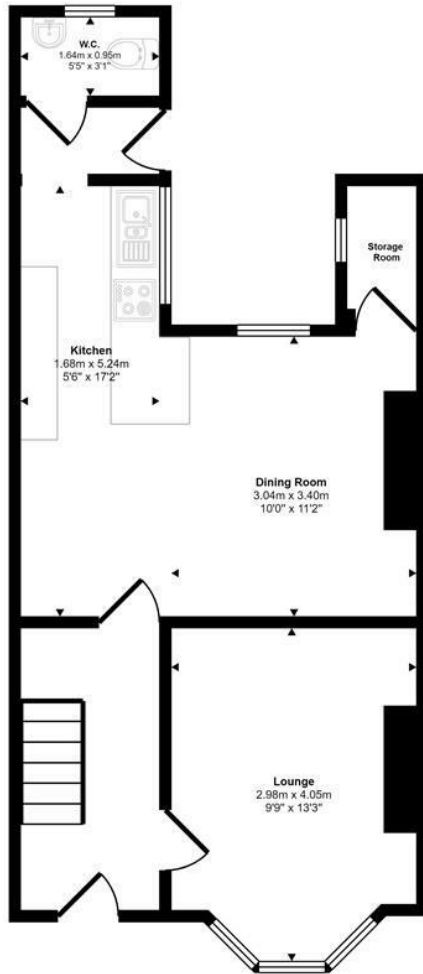
Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

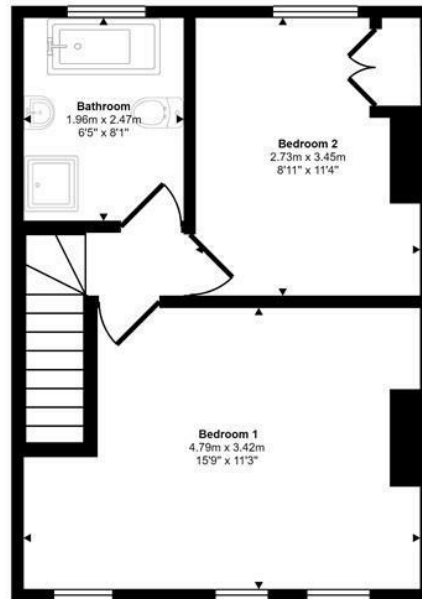
Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Approx Gross Internal Area
76 sq m / 818 sq ft



Ground Floor
Approx 42 sq m / 455 sq ft



First Floor
Approx 34 sq m / 363 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.