



## Collingwood Road, £225,000

- No Onwards Chain
- Garage and Off Road Parking
- Extended
- Large Kitchen Diner
- Close to Local Amenities
- Council Tax Band C
- EPC Rating: D



3 2 1



## About the property

This end of terrace house presents a fantastic opportunity for families and couples alike. The property is neutrally decorated, creating a welcoming and calm environment.

The house boasts three bedrooms: a light-filled master bedroom, a comfortable double bedroom and a single bedroom, all of which are tastefully decorated and ready for you to make your own.

The modern kitchen is a standout feature of this house. It has been extended to a large size and is equipped with up-to-date appliances. This kitchen also benefits from natural light and comes with its own dining space, perfect for hosting dinner parties or enjoying family meals.

The living area is homely and inviting with large windows that bring in an abundance of light, enhancing the sense of space. There is also a single bathroom to service the house.

Notable external features include a garage and parking, ensuring you never need to worry about finding a parking space. The garden provides a safe and private outdoor space, ideal for those with children or pets.

Located in an area with excellent public transport links, local amenities, and green spaces, the property is part of a strong local community. This house offers the perfect blend of community living and privacy, making it an ideal place to call home.



## Accommodation

### Entrance Hallway

### Sitting Room

8' 7" x 10' 7" ( 2.62m x 3.23m )

### Living Room

12' x 15' 8" ( 3.66m x 4.78m )

### Kitchen Diner

14' 4" x 14' 10" ( 4.37m x 4.52m )

### Bedroom One

8' 8" x 12' ( 2.64m x 3.66m )

### Bedroom Two

10' 9" x 9' 11" ( 3.28m x 3.02m )

### Bedroom Three

5' 4" x 7' 9" ( 1.63m x 2.36m )

### Bathroom

01633 221892

newport@peteralan.co.uk

## Floorplan



## Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let

**pa** peter  
alan