



Caerleon Road, £230,000

- Bags of Potential
- Town House
- Garage
- Rear Garden
- Private Location
- Council Tax Band C
- EPC Rating: E



 4  1  1



About the property

On the market for sale is a semi-detached town house that holds great potential for buyers looking to put their own stamp on a property. The property is in need of renovation, making it an ideal opportunity for first time buyers, investors, or families looking to create their perfect home.

The property boasts a total of four bedrooms, including a master bedroom and an additional double bedroom. The bedrooms offer ample space for personalisation and refurbishment to suit your style and needs.

The property also offers a large reception room, filled with natural light from the large windows and offering a pleasant garden view. This room could serve as a perfect living or dining area. Additionally, there is a kitchen with wood countertops, ready for your personal touch.

One of the unique features of this property is its external offerings; it comes with a private parking space, a single garage, and a garden. These features offer excellent potential to further enhance the property's appeal.

Location is another key feature of this property. It provides excellent public transport links, is close to local schools, and offers a variety of local amenities. Additionally, there are numerous walking and cycling routes in the vicinity, ideal for those who enjoy outdoor activities.



Accommodation

Entrance Hallway

Living Room

14' 3" x 16' 2" (4.34m x 4.93m)

Dining Room

Irregular Shaped Room x (x)

Kitchen

7' 5" x 14' 3" (2.26m x 4.34m)

Bedroom One

8' 1" x 10' 2" (2.46m x 3.10m)

Bedroom Two

11' x 10' 4" (3.35m x 3.15m)

Bedroom Three

7' 4" x 20' 5" (2.24m x 6.22m)

Self Contained Attic Space

Irregular Shaped Room x (x)

Bathroom

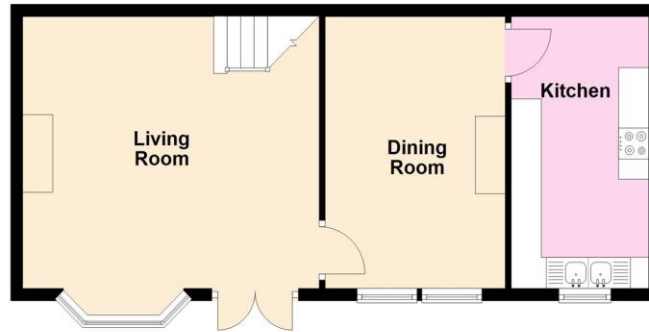
01633 221892

newport@peteralan.co.uk

Floorplan

Ground Floor

Approx. 45.9 sq. metres (494.5 sq. feet)



First Floor

Approx. 45.9 sq. metres (494.5 sq. feet)



Total area: approx. 91.9 sq. metres (989.0 sq. feet)

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

