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Great Oaks Park, Rogerstone NEWPORT

£550,000

 peter
alan

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About the property

Superb opportunity to acquire this exceptional and rarely available detached family residence, offered to the market for the first time since new. Situated within a highly sought-after development, the property occupies a generously sized plot and is beautifully presented throughout.

The home enjoys a larger-than-average rear garden, fully enclosed and thoughtfully landscaped. A spacious Garden and driveway to the front offers ample off-road parking and leads to a detached double garage.

Internally, the property offers spacious and versatile accommodation arranged over two floors. The ground floor features a welcoming entrance hallway, an impressive main lounge perfect for relaxed family living, a bright conservatory, a dedicated study ideal for home working, a formal dining room, and a well-equipped kitchen complete with a range of integrated appliances. There is also a useful utility room and a modern cloakroom/WC.

On the first floor, there are four generously sized bedrooms, including a principal bedroom with an en-suite shower room, in addition to a contemporary family bathroom.

The location is ideal for commuters, with excellent access to the M4, making travel to Cardiff, Bristol and further afield highly convenient. The property also lies close to both Rogerstone and Newport train stations, offering excellent rail links. Rogerstone itself is a popular residential area, known for its strong sense of community.

Accommodation

Location

Ideally positioned for convenient access to the M4, making it a superb choice for commuters travelling to Cardiff, Bristol and beyond. The property is also within close proximity to both Rogerstone and Newport train stations, offering excellent rail links. Rogerstone is a highly sought-after residential location, renowned for its community feel, local pubs and restaurants, and its inclusion within the catchment area for the well-regarded Bassaleg Secondary School. Newport city centre is just a short distance away, providing a wide selection of high street shops, amenities and services.

Hallway

Enter via a refitted composite door with opaque double glazed window. Doors to lounge, study, understairs storage cupboard and kitchen. Wood flooring.

Lounge

19' 11" x 11' 10" (6.07m x 3.61m)
A generously proportioned room featuring two UPVC double glazed windows to the front, allowing for an abundance of natural light. The space is enhanced by attractive wood flooring and benefits from two radiators, ensuring year-round comfort. A feature fireplace with gas fire provides a charming focal point, while double doors open through to the dining room. UPVC double glazed French doors offer direct access to the conservatory, seamlessly blending indoor and outdoor living.





Conservatory

14' 7" x 12' 7" (4.45m x 3.84m)

A well-constructed conservatory with a block and brick base, complemented by UPVC double glazed windows throughout. French doors to the side provide direct access to the garden, creating a seamless connection to the outdoor space. The room features ceramic tiled flooring and a radiator, allowing for comfortable year-round use.

Study

10' 6" x 6' 6" (3.20m x 1.98m)

UPVC double glazed window to side elevation. Wood flooring. Radiator.

Cloakroom/Wc

Comprising close coupled WC and pedestal wash hand basin. Tiled splashbacks. Wood flooring. Extractor fan. Radiator.

Kitchen/Breakfast Room

13' 11" x 11' 3" (4.24m x 3.43m)

A spacious and well-presented fully fitted kitchen featuring a comprehensive range of base units with laminate work surfaces, incorporating a one and a half bowl stainless steel sink with drainer. Integrated



appliances include a double oven, gas hob, fridge freezer, and dishwasher, all complemented by tiled splashbacks and matching wall-mounted cupboards. The room benefits from ceramic tiled flooring and a radiator, with natural light provided by UPVC double glazed windows to the rear and side. A glazed door leads to the utility room, and an additional door provides access to the dining room, offering a practical and well-connected layout.

Utility Room

9' 11" x 4' 11" (3.02m x 1.50m)

Comprising laminate worktop with base unit. Plumbing for washing machine and dryer. Ceramic tile flooring. Opaque glazed composite door to side. UPVC double glazed window to side elevation. Radiator. Wall mounted Baxi gas boiler. Door to garage.

Dining Room

11' 5" x 10' 5" (3.48m x 3.17m)

UPVC double glazed window to rear elevation. Double doors to lounge.



Garage

17' 2" x 17' 8" (5.23m x 5.38m)

A spacious double garage with two up and over doors. Power and light. Storage space above.

First Floor Landing

Doors to bathroom, bedrooms and airing cupboard housing hot water cylinder. Radiator. Access to loft.

Bathroom

Comprising bath, close coupled WC and pedestal wash hand basin. Radiator. Tiled splashbacks. Two opaque UPVC double windows to front. Ceramic tile flooring. Extractor fan. Electric shaver point.

Bedroom One

12' 3" x 11' 2" (3.73m x 3.40m)

UPVC double glazed window to the rear elevation offers pleasant views over the garden and surrounding area, complemented by an additional UPVC double glazed window to the side, providing ample natural light. The room benefits from a radiator, a fitted double wardrobe, and two built-in storage cupboards, offering excellent storage solutions. A door leads through to the en-suite shower room.



Ensuite

Comprising double shower cubicle, close coupled WC. Tiled splashbacks. Ceramic tiled flooring. Opaque UPVC double glazed window to rear and side elevations. Radiator. Electric shaver point.

Bedroom Two

13' 10" x 11' (4.22m x 3.35m)
Two UPVC double glazed windows to front elevation. Radiator. Wash hand basin set in a vanity unit with storage.

Bedroom Three

11' 11" x 8' 4" (3.63m x 2.54m)
UPVC double glazed window. Radiator.

Bedroom Four

9' 10" x 7' 3" (3.00m x 2.21m)
UPVC double glazed window. Radiator.

Outside

Front - A generously sized front garden featuring a well-maintained lawn bordered by established flower beds. A driveway provides ample off-road parking and leads to a detached double garage.

Rear - A beautifully landscaped and fully enclosed rear garden, offering a spacious patio area ideal for outdoor dining and entertaining. This leads down to a further seating area laid with stone chipping's and paving, complete with a pergola. The garden also includes a lawned section, a raised rockery with mature planting, and a feature pond. Well-stocked with a variety of plants, trees, and shrubs, the garden is enclosed by fencing for privacy. Additional features include an outside tap and a side pathway with gated access to the front of the property.



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