



Anderson Grove, £260,000

- No chain
- immaculate 3 bedroom home
- Family friendly area
- perfect for commuters
- Council tax band D
- EPC Rating: C



 3  2  1



About the property

This immaculate, end-terraced house is available for sale and would make an ideal investment for first-time buyers, investors, or families. The property boasts a total of three bedrooms and two bathrooms, with a council tax band of D and an EPC rating of C.

The first bedroom is a double and includes an en-suite bathroom, as well as built-in wardrobes. The second bedroom is also a double, while the third is a single.

The property features a well-lit kitchen filled with natural light, with integrated appliance, perfect for those who enjoy cooking. Additionally, there is a single reception room with large windows providing an attractive garden view and direct access to the garden, making it a perfect space for entertaining or relaxing.

One of the unique features of this property is the availability of parking facilities. A beautiful garden also enhances the outdoor space, with artificial grass offering a peaceful low maintenance retreat.

The location of this property also serves as a significant advantage. It is well-connected with public transport links and is conveniently located near local amenities, schools, green spaces, walking and cycling routes. This makes it an ideal choice for those seeking a blend of convenience and tranquillity.

This property stands out not only for its excellent condition but also for its practical layout and unique features. Your search for a perfect home could possibly end with this splendid property.



Accommodation

Lounge

15' 4" x 9' 4" (4.67m x 2.84m)

Kitchen

15' 5" x 10' 7" (4.70m x 3.23m)

Bedroom One

10' 1" min x 9' 8" max (3.07m min x 2.95m max)

Bedroom Two

13' 9" x 8' 4" (4.19m x 2.54m)

Bedroom Three

8' 2" x 6' 8" (2.49m x 2.03m)

Bathroom

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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.



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