JeffreyRoss

STYLISH SALES RLETTINGS RLETTINGS

C W B D I E E , 2 H O W E E O B





Old Newport Road, St. Mellons, CRF

Main Building: Total Interior Area 3433.67 sq ft

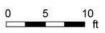




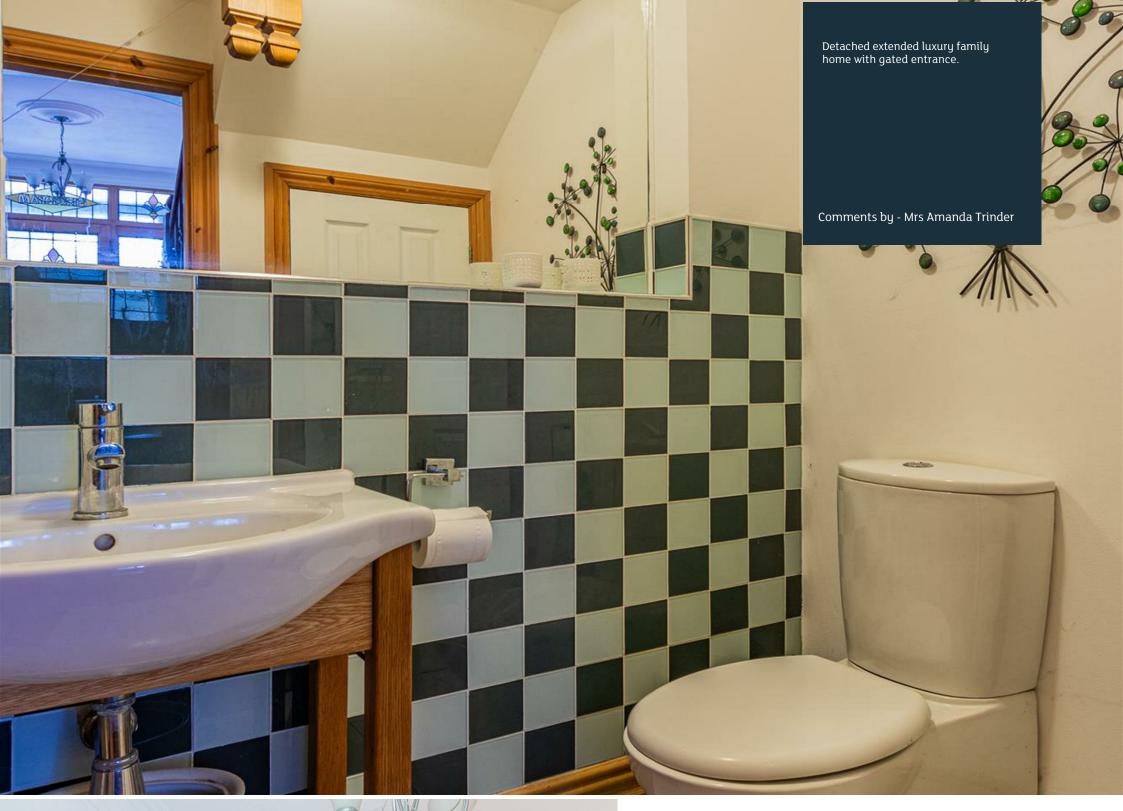


1st Floor

Ground Floor



White regions are excluded from total floor area in iGUIDE floor plans. All room dimensions and floor areas must be considered approximate and are subject to independent verification.





OLD NEWPORT ROAD

OLD ST. MELLONS, CF3 5FX - ASKING PRICE £1,100,000



5 Bedroom(s)



4 Bathroom(s)



3433.00 sq ft

Jeffrey Ross are please to bring to the market this beautifully extended detached family home. The property briefly comprises of entrance hall, Lounge, dining room, sun room, open plan kitchen / diner, day room with three sets of bi-fold doors opening onto the rear garden, ground floor W.C, utility room, ground floor bedroom with en-suite shower room and hair salon which could be used as a study / playroom. To the first floor there an additional four double bedrooms two with en-suites and a family bathroom, the master bedroom also benefits from a walk in dressing room. Outside there are good sized front and rear gardens with gated access in and out drive, garage, gym, sauna and bar and outside W.C.

Located within close proximity to A48 and M4 Motorway, local shops parks and amenities.

PROPERTY SPECIALIST

Mrs Amanda Trinder amanda@jeffreyross.co.uk Senior valuer









Entrance Porch

Entrance Hall

2.84m x2.46m (9'4" x8'1")

Ground Floor W.C

1.24m x 1.70m (4'1" x 5'7")

Lounge

3.07m x 4.27m (10'1 x 14')

Dining Room 6.20m x3.91m (20'4" x12'10)

Ground Floor Bedroom 5.00m x 4.14m (16'5" x 13'7")

En- Suite

1.04m x 2.62m (3'5" x 8'7")

Open Plan Kitchen / Diner / Day Room 11.13m x11.86m (36'6" x38'11")

Utility Room

1.37m x 4.14m (4'6" x 13'7")

Sun Room

4.85m x 3.38m (15'11" x 11'1")

Salon

6.17m x 1.63m (20'3" x 5'4")

Landing

Bedroom One

7.32m 0.91m x 4.65m (24' 3" x 15'3")

Dressing Room

3.07m x 2.34m (10'1" x 7'8")

En-Suite

2.51m x 2.26m (8'3" x 7'5")

Bedroom Two 6.60m x 7.21m (21'8" x 23'8")

En-Suite

2.51m x2.26m (8'3" x7'5")

Bedroom Three

2.97m x 3.86m (9'9" x 12'8")

Bedroom Four

2.95m x 3.86m (9'8" x 12'8")

Bathroom

3.51m x 2.44m (11'6" x 8')

Garden

Gym / Sauna

3.86m x3.23m (12'8" x10'7")

Council Tax

Band G

Tenure

Freehold to be confirmed by your legal representative

Garage











