



64 Audley Road, Newport.

Offers in the region of **£240,000**

This 3 Bedroom semi-detached home is in a fantastic town centre location and has been full re-furbished by the current owner to include a new modern Kitchen (with built-in appliances), a contemporary Family Bathroom, re-fitted Downstairs W.C., new gas C.H. system, a full electrical re-wire, re-plastering, re-decorating and new carpets/flooring throughout. In addition, a spacious double width driveway has been created to allow off-road parking for 2 vehicles. Also taking into account the large rear garden (offering potential for extension if desired - subject to necessary consents) and the result is a beautiful family home!

Briefly comprising Entrance Hallway, Lounge, Downstairs W.C., 16ft Kitchen/Diner, Conservatory, 3 good sized Bedrooms and Family Bathroom, externally there is driveway parking to the front and a generous rear garden with sizeable storage shed. Being just a stone's throw from all Newport's shops, cafes, amenities and schools, the position is second to none. Gas C.H., uPVC D.G.. Council Tax Band B. EPC Rating C.

64 Audley Road Newport Shropshire

Property entered via
composite front door under storm porch into

Entrance Hallway
Provides access to downstairs rooms and stairs to first floor.

Lounge 12' 5" x 10' 3" (3.78m x 3.12m) (plus bay window)

Downstairs W.C. 4' 8" x 2' 0" (1.42m x 0.61m)

Kitchen/Diner 16' 3" x 10' 7" (4.95m x 3.22m) (max)

Conservatory 9' 10" x 9' 10" (2.99m x 2.99m)

Upstairs to
first floor landing which leads to all Bedrooms and Family Bathroom.

Bedroom 1 10' 10" x 9' 11" (3.30m x 3.02m) (max)

Bedroom 2 12' 4" x 8' 10" (3.76m x 2.69m)

Bedroom 3 8' 10" x 6' 10" (2.69m x 2.08m)

Family Bathroom 7' 3" x 5' 10" (2.21m x 1.78m) (max)

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VIEWING STRICTLY BY APPOINTMENT ONLY

Externally

To the front is a double width block paved driveway with electric lighting and allowing parking for two large vehicles. Steps to the side provide access to the front door and a wooden pedestrian gate to the side leads to the rear garden via a paved pathway.

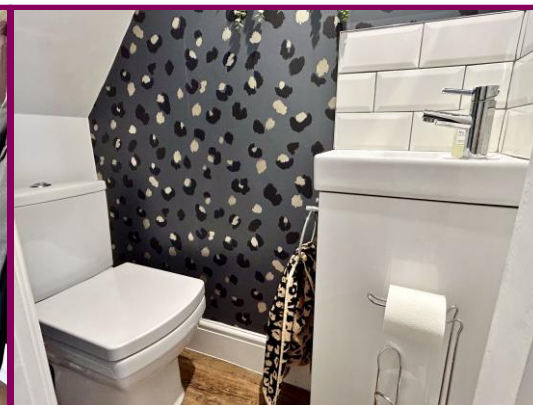
To the rear is a large enclosed garden which is mostly laid to lawn with a paved patio closest to the house and some mature trees and shrubs. A useful and sizeable storage shed lies further up the garden. Outside light and water tap.



Barker Healey
PROPERTY



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