



## DIRECTIONS

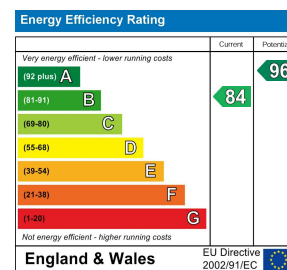
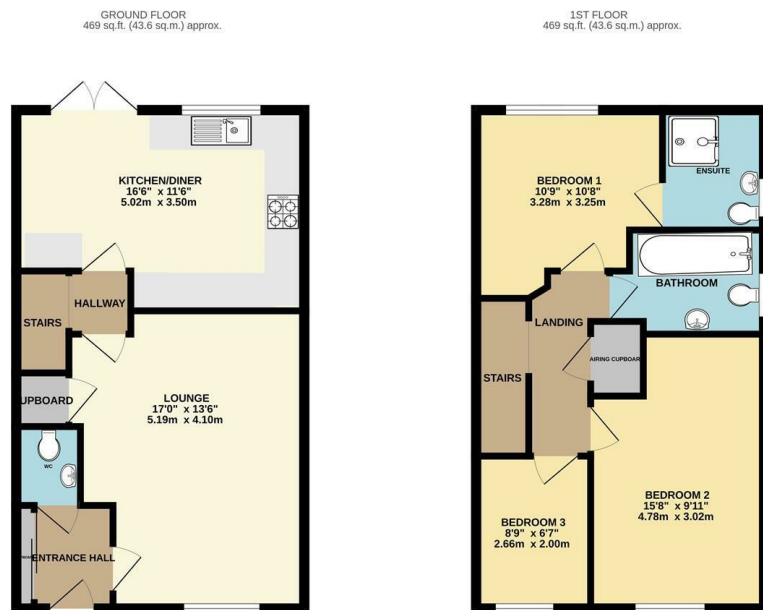
From our Chepstow office proceed to the Tesco traffic lights, turning right and passing Tesco on your left, continue along taking the left hand turn into Brunel Quarter and then next right turn, follow this road into Whitecliffe View where you will find this property in the first cul-de-sac on your right hand side.

## SERVICES

All mains services are connected to include mains gas central heating.  
Council Tax Band E.

## TENURE - FREEHOLD

You are recommended to have this verified by your legal advisors at your earliest convenience.



## 11 WHITECLIFFE VIEW, CHEPSTOW, MONMOUTHSHIRE, NP16 5WJ

3 2 1 B

£334,950

Sales: 01291 629292  
E: sales@thinkmoon.co.uk

**DISCLAIMER**  
These particulars are intended to give a fair description of the property but accuracy cannot be guaranteed and they do not constitute an offer of contract. Intending purchasers must rely on their own inspection of the property. Room sizes should not be relied upon for carpets and furnishing and none of the above appliances/services have been tested by ourselves, we therefore recommend purchasers arrange for a qualified person to check all appliances/services before legal commitment.

**OFFERS**  
As part of the Estate Agency Act 1979, we have a legal obligation to financially qualify every offer before it is conveyed to the Vendor.

Moon & Co, their clients and any joint agents give notice that:  
1.They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of facts.

2. Any areas are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulations or consent.



Whitecliffe View offers well-appointed and well-presented accommodation, enjoying an end of cul-de-sac position within this popular Brunel Quarter Development, located in the heart of Chepstow offering easy access to the railway and bus stations, local schools, shops and other amenities.

The property briefly comprises to the ground floor entrance hall, cloakroom/WC, living room, inner hallway and kitchen/breakfast room, with three bedrooms, one en-suite, along with family bathroom to the first floor. Outside, the property benefits from two parking spaces to the front and level garden to the rear.

**GROUND FLOOR**

**ENTRANCE HALL**

Door to front elevation.

**CLOAKROOM/WC**

Appointed with a two-piece suite to include low level WC and wash hand basin.

**LIVING ROOM**

**4.52m x 3.61m (14'10" x 11'10")**

A bright and airy room with window to front elevation.

**INNER HALLWAY**

Stairs to first floor.

**KITCHEN/BREAKFAST ROOM**

**4.72m x 3.29m (15'5" x 10'9")**

Tastefully appointed with a matching range of base and eye level storage units with ample work surfacing over. Inset one bowl and drainer sink unit with mixer tap. Fitted four ring gas hob with extractor hood over and electric oven below. Integrated dishwasher, washing machine and fridge and freezer. Useful understairs storage cupboard. Window and patio door to the rear garden.

**FIRST FLOOR STAIRS AND LANDING**

Airing cupboard. Loft access point.

**BEDROOM 1**

**3.25m x 2.74m (10'8" x 9')**

A double bedroom with two windows to rear elevation. Door to :-

**EN-SUITE SHOWER ROOM**

Appointed with a contemporary three piece suite to include step-in shower with tiled surround, low level WC and wash hand basin. Heated towel rail.

**BEDROOM 2**

**3.99m x 2.51m (13'1" x 8'3")**

A double bedroom with window to front elevation.

**BEDROOM 3**

**2.21m x 2.13m (7'3" x 7')**

With window to front elevation.

**FAMILY BATHROOM**

Comprising a contemporary three-piece suite to include panelled bath, low level WC and wash hand basin. Part-tiled walls. Heated towel rail.

**OUTSIDE**

**GARDENS**

To the front with two parking spaces allocated to this property. To the rear with side pedestrian access is an enclosed level garden with a gravelled area, seating area and lawn, along with garden shed.

**SERVICES**

All mains services are connected, to include mains gas central heating.

