



BASSALEG

Offers over **£260,000**



102 LAUREL ROAD

Bassaleg, Newport NP10 8PL



No onward chain
Close to local schools, shops and other amenities
Great views over Newport

Located on the sought-after Laurel Road in Bassaleg, this spacious three-bedroom semi-detached property offers an excellent opportunity for both homeowners and investors alike.

The property features bright and welcoming living spaces, a modern fitted kitchen, and three well-proportioned bedrooms, providing plenty of room for family life or rental potential.

Externally, the rear garden is ideal for outdoor entertaining or relaxation, along with convenient off-road parking. Ideally situated close to highly regarded schools, local shops, and excellent transport links, it offers easy access to Newport, the M4 corridor, and surrounding areas.

Offered with no onward chain, this property represents a fantastic opportunity to create a lovely family home or a smart investment in a desirable location.



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£260,000



KEY FEATURES

- No onward chain
- Great views over Newport
- Detached garage
- Ideal family home
- Fantastic investment opportunity
- Close to local schools, shops and other amenities



STEP INSIDE

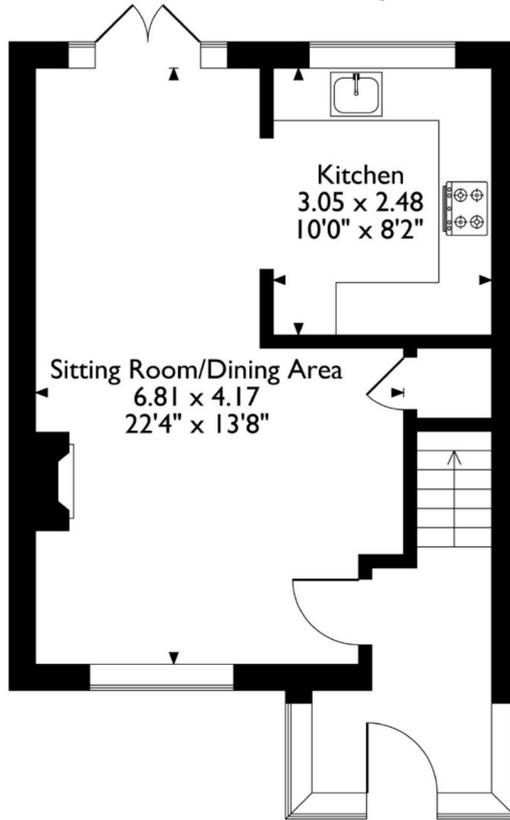
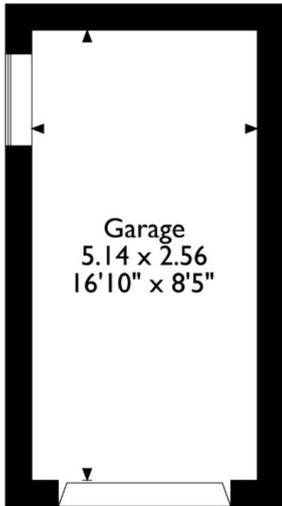


As you step inside Laurel Road, you are welcomed by a bright porch area that leads directly into the heart of the home.

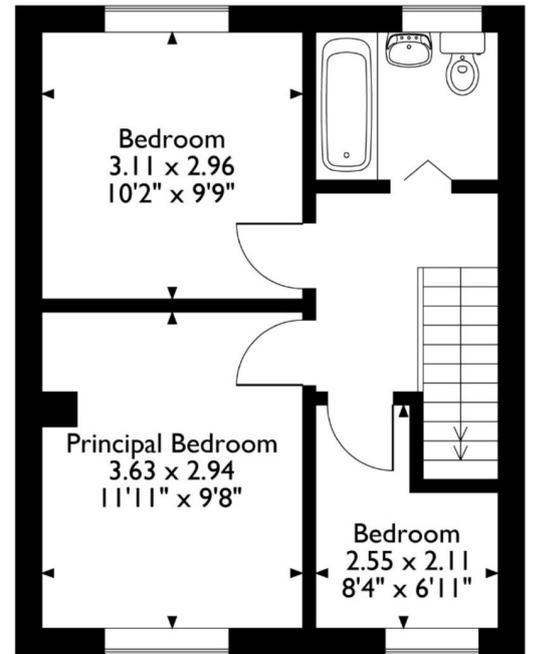
From here, you'll find access to the spacious open-plan living room and dining area, as well as the stairs to the first floor.

The living and dining space is warm and inviting, featuring a charming wood burner, perfect for cosy evenings, and sliding French doors that open onto the decking area, offering stunning elevated views, ideal for relaxing or entertaining.

Approximate Gross Internal Area
Main House = 73 Sq M/786 Sq Ft
Garage = 13 Sq M/140 Sq Ft
Total = 86 Sq M/926 Sq Ft



Ground Floor



First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

From the living/dining area, a door leads through to the well-appointed kitchen, fitted with ample storage and workspace.

Upstairs, the first floor provides access to three well-proportioned bedrooms and a modern family bathroom, creating a comfortable and practical layout for family living.

STEP OUTSIDE



Stepping outside Laurel Road, the front of the property features a driveway providing off-road parking, alongside an attractive lawned area that adds to the home's curb appeal.

The driveway also offers convenient access to the detached garage, ideal for additional storage or parking. From here you have access to the rear garden, which is beautifully split over two/three levels. The upper decking area is perfect for outdoor seating and enjoying the sunshine, while the lower garden offers additional space for planting or play.

The garden also enjoys fantastic elevated views across Newport, creating a peaceful and scenic outdoor retreat.

INFORMATION

Postcode: NP10 8PL

Tenure: Freehold

Tax Band: D

Heating: Gas

Drainage: Mains

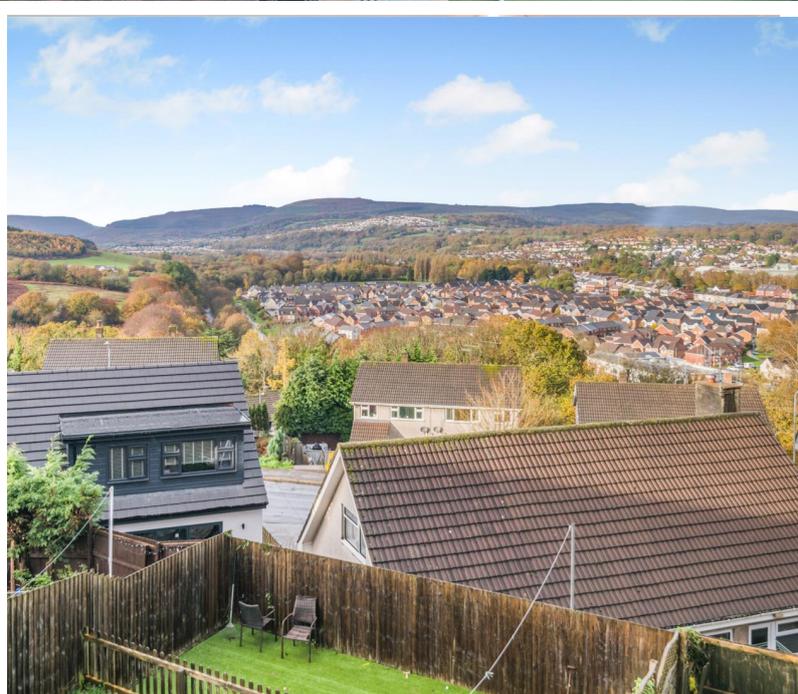
EPC: D





DIRECTIONS

What3words: ///prefect.cucumber.polices



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	66	78
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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