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Melfort Road, NP20 3FP

Offers in the region of £325,000

- Three-Bedroom Semi-Detached House
- Two Reception Rooms
- Single Garage
- Driveway for Up to Four Cars
- Beautifully Landscaped Garden
- Family Bathroom and Downstairs WC
- Within Walking Distance of Schools, Shops, and Local Amenities
- Excellent Transport Links
- EPC Rating: D



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About the property

Spacious three-bedroom semi-detached home on sought-after Melfort Road, featuring two reception rooms, landscaped garden, large driveway, garage, Hive heating, and excellent access to schools, amenities, transport links, and Newport city centre.





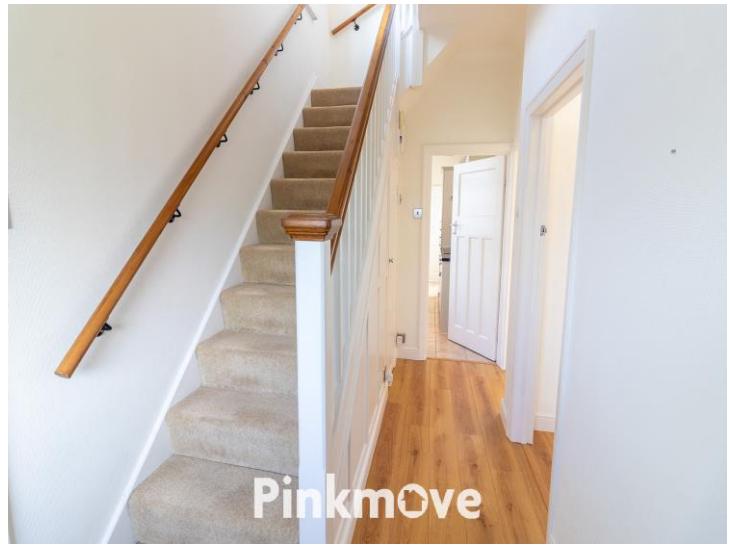
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Accommodation

Living Room

13' 9" x 12' 9" (4.19m x 3.89m)

Dining Room

13' 8" x 12' 9" (4.17m x 3.89m)

Kitchen

14' 11" x 6' 3" (4.55m x 1.91m)

Downstairs Wc

2' 9" x 3' (0.84m x 0.91m)

Bedroom 1

14' 2" x 11' 3" (4.32m x 3.43m)

Bedroom 2

14' 2" x 11' 3" (4.32m x 3.43m)

Bedroom 3

8' 3" x 6' 2" (2.51m x 1.88m)

Bathroom

8' x 6' 3" (2.44m x 1.91m)

Garage

16' x 8' (4.88m x 2.44m)

Floorplan



Total area: approx. 93.7 sq. metres (1009.1 sq. feet)

13 Melfort Road

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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