32 Jones Street
Newport







RENOVATED TWO BEDROOM TERRACED PROPERTY

- CLOSE TO ALL CITY CENTRE AMENITIES AND ROAD COMMUNICATIONS
- TWO FIRST FLOOR BEDROOMS
- ENCLOSED REAR GARDEN
- DOUBLE GLAZING WINDOWS
- FULLY RENOVATED AND NEW CARPETS
- SPACIOUS OPEN PLAN LOUNGE/DINING ROOM
- EXCELLENT FIRST TIME PURCHASE/INVESTMENT
- LOWER GROUND FLOOR FITTED KITCHEN
- GAS COMBINATION BOILER
- OFFERS INVITED

Offers Invited £160,000

CARDIFF
1, St. Martin's Row,
Albany Road, Cardiff
CF24 3RP
info@james-douglas.co.uk
02920 456 444

NEWPORT
7 Baneswell Road
Newport, NP20 4BP
info@james-douglas.co.uk
01633 212 666

PONTYPRIDD
1 Church Street,
Pontypridd, CF37 2TH
info@james-douglas.co.uk
01443 485000

Introduction

Offered for sale is this lovely two bedroom terrace home conveniently situated in Baneswell and presents an excellent opportunity for first time buyers/investors, the property has been fully renovated to a good standard.

Ideally situated close to City centre and to all local amenities, along with excellent transport links and major road networks offering convenient access to surrounding towns and cities, local primary and secondary schools are nearby,

The accommodation briefly comprises an entrance leading to a spacious open-plan lounge/dining room, to the lower ground floor there is a fitted kitchen. To the first floor there are two well-proportioned bedrooms, modern bathroom with shower.

Externally, the property benefits from a good-sized rear garden, accessed via steps leading down to kitchen and through from rear door.

This property represents an ideal opportunity for investors, developers, or buyers looking to put their own stamp on a home in a popular location.

Tenure

Freehold

Council Tax

Band C

Boundaries

All boundaries should be confirmed by your solicitor

Viewing

By prior appointment with vendors agents James Douglas. Tel: 01633 212666.

These particulars do not constitute an offer or contract of sale. Whilst every care is taken in the preparation of these particulars, their accuracy cannot be guaranteed and prospective purchasers should satisfy by inspection or otherwise as to the correctness of any statements or information contained therein.







Vaillant







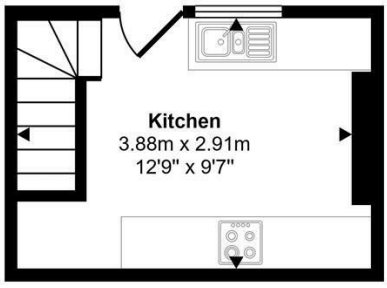

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	75	79
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

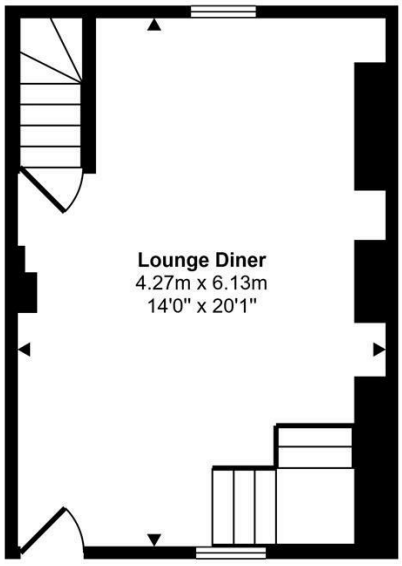
Environmental Impact (CO_2) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		
England & Wales	EU Directive 2002/91/EC	

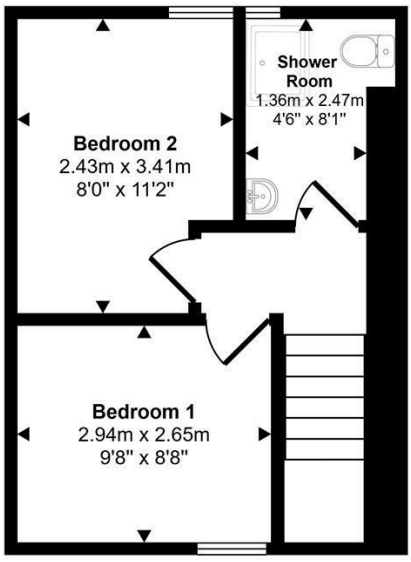
Approx Gross Internal Area
65 sq m / 698 sq ft



Lower Ground Floor
Approx 12 sq m / 128 sq ft



Ground Floor
Approx 26 sq m / 278 sq ft



First Floor
Approx 27 sq m / 291 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.