



Pillmawr Road,

guide price £350,000 to £360,000

- Beautifully presented three-bedroom detached home in sought-after area
- Spacious open-plan lounge with log burner and kitchen/diner
- Versatile home bar/office with bi-fold doors and entertaining space
- Double garage, extensive driveway and parking for up to five vehicles
- Landscaped low-maintenance gardens with decking, patio and awning
- EPC Rating: D



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About the property

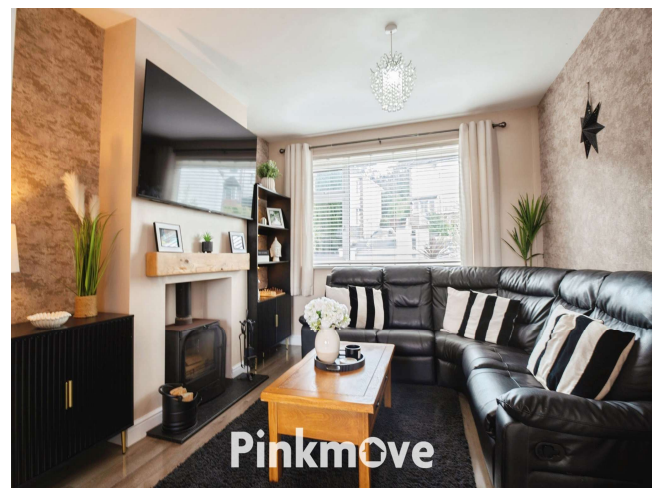
Situated in the sought-after area of Malpas, this beautifully presented three-bedroom detached home has been tastefully renovated throughout to offer stylish and versatile family living. Ideally positioned between Newport and Cwmbran, the property benefits from excellent transport links, local amenities and highly regarded schools.

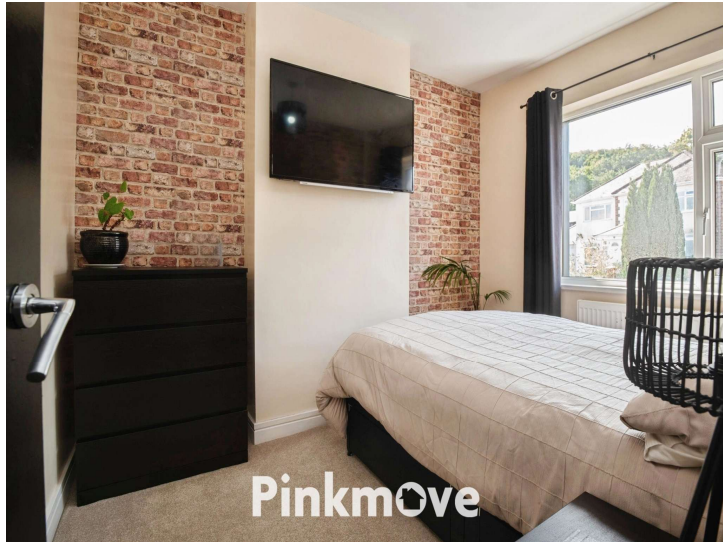
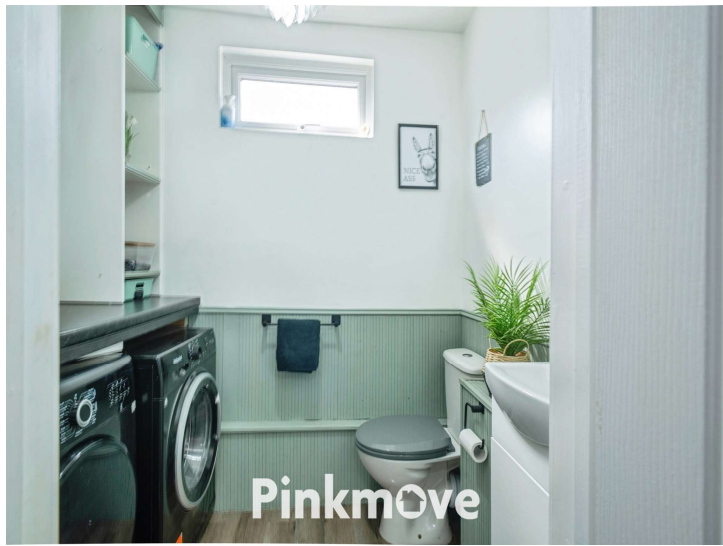
The accommodation comprises a welcoming entrance hallway, WC/utility room, spacious lounge with feature log burner and an open-plan kitchen/diner fitted with a range of contemporary units and integrated appliances. French doors open onto an elevated decked seating area overlooking the rear garden.

Designed for both entertaining and relaxation, the low-maintenance rear garden features patio areas, artificial lawn and a covered seating area with overhead awning. A standout feature is the versatile home bar and entertainment space with bi-fold doors, offering excellent potential as a home office, gym or studio. An additional extended area above the garage, complete with power and lighting, provides further flexibility.

To the first floor are three bedrooms, including two doubles, and a well-appointed family bathroom. Further benefits include a double garage and a generous driveway providing off-road parking for up to five vehicles.

Early viewing is highly recommended to fully appreciate everything this unique home has to offer.





Accommodation

Lounge

11' 3" x 11' 2" (3.43m x 3.40m)

Kitchen/Diner

17' 5" x 10' 9" (5.31m x 3.28m)

Utility/Cloakroom

6' 8" x 4' 6" (2.03m x 1.37m)

Bedroom 1

10' 11" x 10' (3.33m x 3.05m)

Bedroom 2

11' x 8' 8" (3.35m x 2.64m)

Bedroom 3

8' 8" x 7' 9" (2.64m x 2.36m)

Bathroom

Annex

14' 10" x 11' 9" (4.52m x 3.58m)

Garage

14' 10" x 11' 9" (4.52m x 3.58m)

Agent's Note:

Building regulation approval documentation relating to alterations to the garage has not yet been made available

Agents Note:

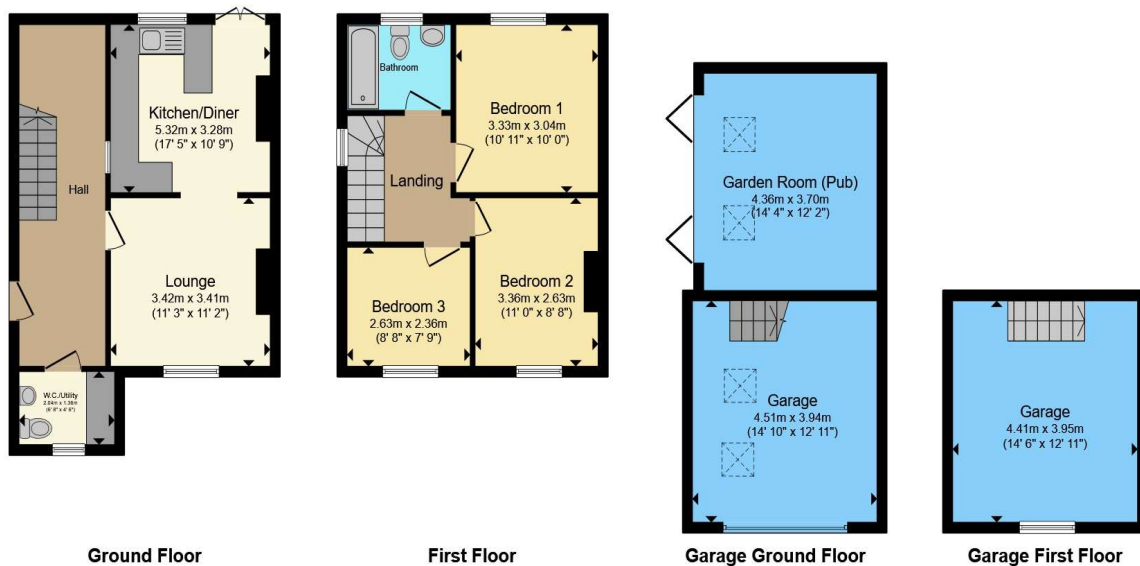
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Floorplan



Total floor area 127.5 sq.m. (1,372 sq.ft.) approx

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