

Sudbrook, Monmouthshire, NP26 5WE

£435,000

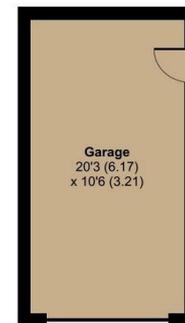
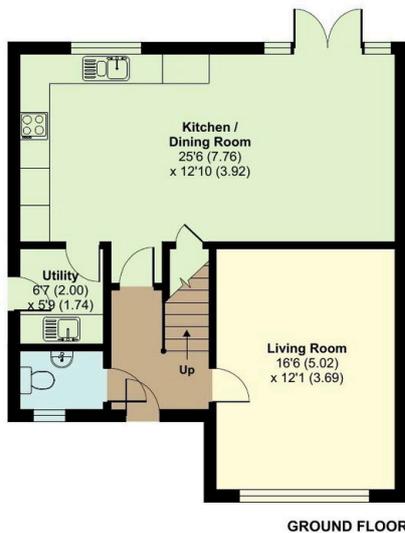
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- 2 years old and still under NHBC warranty
- Kitchen/diner with patio doors to rear
- Utility room
- Fitted wardrobes to bedroom 1 and 2
- Landscaped gardens
- Downstairs cloak
- Fitted appliances
- En-suite
- Single garage
- Driveway to accommodate up to 3 cars

**Lave Way, Sudbrook, Caldicot, NP26**

Approximate Area = 1374 sq ft / 127.6 sq m  
 Garage = 212 sq ft / 19.7 sq m  
 Total = 1586 sq ft / 147.3 sq m  
 For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nitchcom 2024. Produced for Lynda Hughes (eXp). REF: 1221349

Ref: LH0720 This 3 year old, elegant 4 bedroom detached home with a single garage is worth a viewing. Sitting in the popular area of Sudbrook the homes comprises of a open kitchen diner , utility room, separate living room , downstairs cloak and 3 double sized bedrooms, 4th bedroom either used as a bedroom or Office for the working from home lifestyle. The main bedroom benefitting from an En-suite . All is completed to a high specification. Outside the rear garden is

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fully enclosed and has been landscaped with extensive patio, grass area and planting . The rear also has access into the garage through a side personnel door.