



Martensite Way

Guide Price £240,000 to £250,000

- Kitchen/Diner
- Cosy Lounge
- Family Bathroom and Additional Downstairs Wc
- Enclosed Rear Garden with Summer House
- Three Parking Spaces
- Close to Shops, Schools and Local Amenities



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About the property

This well presented two-bedroom semi-detached home on Martensite Way, Newport, offers modern living in a convenient and well-connected location. The ground floor opens with a welcoming lounge that provides a warm and relaxing space before flowing naturally into the contemporary kitchen/diner at the rear. Here, French doors lead directly onto the enclosed rear garden, creating an inviting indoor-outdoor feel perfect for entertaining. A practical downstairs WC is neatly positioned within the entrance porch, completing the ground floor layout.

Upstairs, the home features two well-proportioned double bedrooms along with a stylish family bathroom, making it an ideal choice for first-time buyers, young families, or those looking to downsize. Outside, the property benefits from three dedicated parking spaces at the front, while the private rear garden offers a peaceful retreat complete with a cosy summer house—ideal for relaxation, hobbies, or working from home.

Martensite Way enjoys access to a range of amenities, including local shops, supermarkets, and eateries within a short distance. Families will appreciate the selection of nearby primary and secondary schools, and excellent transport links make commuting simple, with easy access to the M4, regular bus routes, and Newport city centre just a short drive away.

A modern, well-located home ready to move straight into, offering comfort, convenience, and charming outdoor space.



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Accommodation

Lounge

14' 8" x 9' 8" (4.47m x 2.95m)

Kitchen/Diner

8' 4" x 15' 1" (2.54m x 4.60m)

Downstairs Wc

4' x 5' (1.22m x 1.52m)

Bedroom 1

8' 2" x 14' 11" (2.49m x 4.55m)

Bedroom 2

8' 3" x 14' 11" (2.51m x 4.55m)

Bathroom

6' 3" x 6' 2" (1.91m x 1.88m)

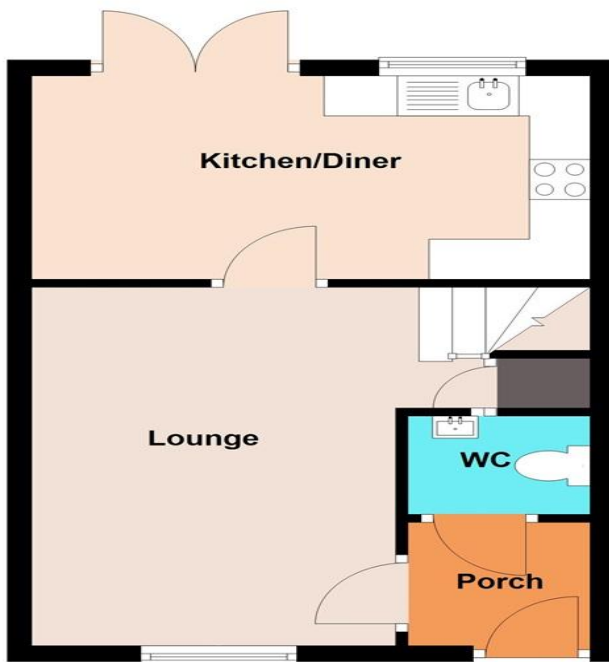
Agents Note:

It is our understanding that the Property is not registered at the Land Registry. Your conveyancer will take the necessary steps and advise you accordingly

Floorplan

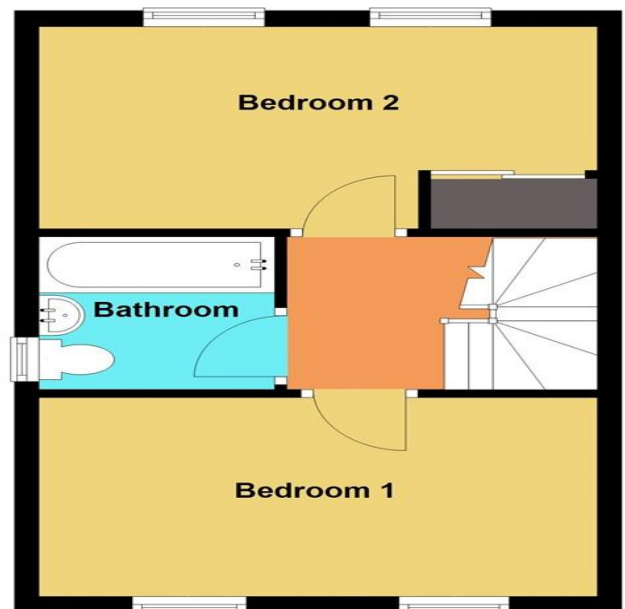
Ground Floor

Approx. 32.7 sq. metres (352.0 sq. feet)



First Floor

Approx. 32.7 sq. metres (352.0 sq. feet)



Total area: approx. 65.4 sq. metres (704.1 sq. feet)

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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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