



Hoelion Grove, Guide Price £290,000 to £300,000

- Three Bedroom End of Terrace House
- Two Allocated Parking Spaces
- Enclosed Rear Garden
- En-Suite Shower Room to Master, Downstairs WC and Family Bathroom
- Quiet Cul-De-Sac Location
- Walking Distance to Shops, Schools and Amenities
- Excellent Transport Links

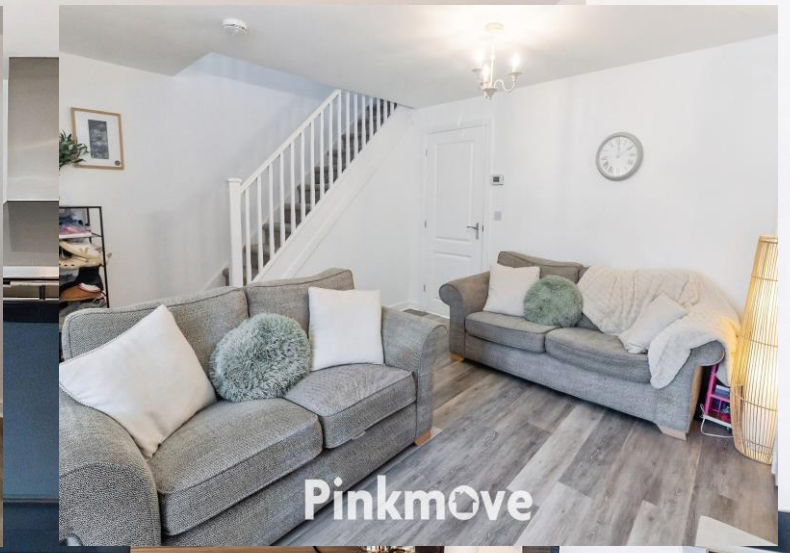


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About the property

Tucked away in a quiet cul-de-sac in the sought-after Jubilee Park Development in Rogerstone, this attractive 3-bedroom terraced house offers a fantastic opportunity for families, first-time buyers, or professionals seeking a modern and well-located home.

The property is thoughtfully arranged over two floors and features a bright and spacious main reception room, ideal for relaxing or entertaining. The adjoining kitchen is well equipped, with ample worktop and storage space, while a convenient downstairs WC adds to the practicality of the ground floor.

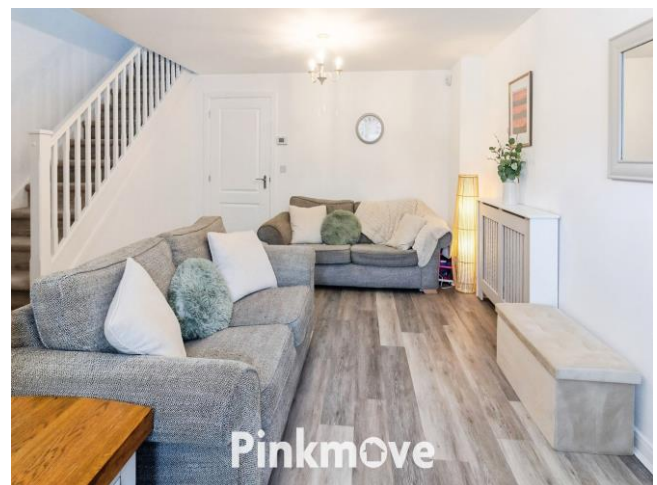
Upstairs, the home offers two generous double bedrooms and a comfortable single bedroom, making it ideal for families or those working from home. The master bedroom benefits from its own en suite shower room, and a well-appointed family bathroom serves the remaining rooms.

Externally, the property boasts two allocated parking spaces to the front and an enclosed rear garden with rear access—perfect for outdoor dining, children's play, or simply enjoying a quiet moment.

Located in a peaceful residential setting, the home is within easy reach of local amenities, including supermarkets, shops, and leisure facilities. Families will appreciate the proximity to well-regarded schools such as Jubilee Park Primary and Bassaleg School. For commuters, Rogerstone railway station is just a short drive away, offering direct services to Cardiff, while excellent road links via the M4 provide easy access across South Wales.



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Accommodation

Living Room

17' 3" x 14' 10" (5.26m x 4.52m)

Kitchen

9' 2" x 14' 10" (2.79m x 4.52m)

Downstairs Wc

5' 9" x 2' 9" (1.75m x 0.84m)

Bedroom 1

12' 2" x 8' 7" (3.71m x 2.62m)

En-Suite

3' 10" x 8' 2" (1.17m x 2.49m)

Bedroom 2

10' 2" x 8' 10" (3.10m x 2.69m)

Bedroom 3

8' 6" x 6' 7" (2.59m x 2.01m)

Bathroom

5' 9" x 6' 4" (1.75m x 1.93m)

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Floorplan



Total area: approx. 73.9 sq. metres (794.9 sq. feet)
34 Hoelion Grove

Important Information

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