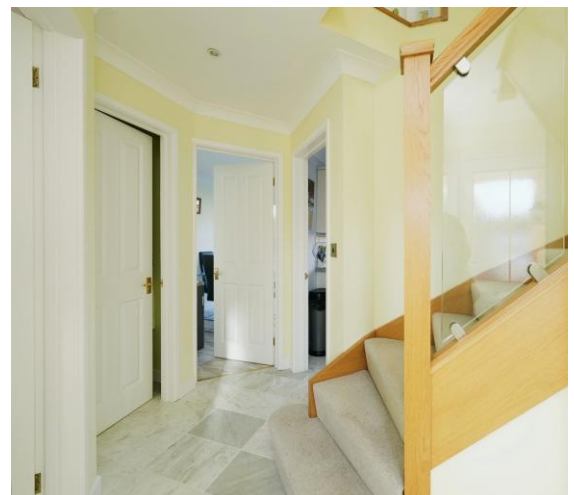




Heol Glaslyn, offers over £450,000

- FOUR BEDROOM DETACHED
- NO ONWARD CHAIN
- SOUGHT AFTER LOCATION
- DRIVEWAY
- GARDENS
- ENSUITE
- EPC Rating: C
- Council Tax: F



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About the property

Opportunity to purchase this well presented detached family home situated on the popular Crest Nicholson development on the outskirts of Caldicot which has a number of local amenities including schools, shopping, doctors and dental surgery. Well presented accommodation comprises hallway, cloakroom/WC, dining room, lounge, study, kitchen/breakfast room and utility room to the ground floor. Four bedrooms master with ensuite to the first floor. Front and rear gardens. Driveway. Set in a fantastic location which is ideal for commuting to Bristol, Gloucester, Cardiff and Newport. NO ONWARD CHAIN!





Accommodation

Hallway

Enter via an opaque UPVC double glazed door to hallway. Marble tile flooring. Doors to under stairs storage cupboard, lounge, cloakroom, dining room, kitchen and study. Contemporary vertical radiator. Feature oak and tempered glass staircase railings leading from the ground floor to the first floor landing.

Study/Living Room

17' 10" x 8' 4" (5.44m x 2.54m)

UPVC double glazed window to front elevation. Radiator. Door to utility room.

Lounge

16' 11" x 11' 9" (5.16m x 3.58m)

UPVC double glazed bay window to front elevation. Feature fireplace with electric fire. Radiator.

Cloakroom/Wc

Comprising close coupled WC and wash hand basin set in vanity unit. Opaque UPVC double glazed window to side elevation. Marble tile flooring. Heated towel rail.

Dining Room

11' 5" x 8' 5" (3.48m x 2.57m)

Double glazed patio doors to rear garden. Radiator.

Kitchen

12' 6" x 11' 4" (3.81m x 3.45m)

Fitted range of base units with laminate worktops incorporating a stainless steel sink and drainer. Built in double oven and gas hob with cooker hood over. Integrated fridge. Wall cupboards. Tiled splashbacks. Marble tile flooring. Contemporary style radiator. Door to utility room.

Utility Room

Comprising base unit with laminate worktop incorporating a stainless steel sink and drainer. Plumbing for washing machine and space for fridge freezer. Tiled splashbacks. Marble tile flooring. Ceramic tile flooring. UPVC double glazed door to rear garden. Wall mounted Worcester combination boiler. Radiator.

Landing

Doors to bedroom and bathroom. Access to loft. UPVC double glazed window to front elevation. Feature oak and tempered glass staircase railings.

Bedroom One

13' 2" x 11' 11" (4.01m x 3.63m)

Fitted with a range of bedroom furniture including wardrobes, cupboards and bedside tables. UPVC double glazed window to front elevation. Radiator. Door to ensuite.

Ensuite

Comprising shower cubicle with rainfall shower and further shower attachment, close coupled WC and wash hand basin set in vanity unit. Opaque UPVC double glazed window to side elevation. Tiled splashbacks. Heated towel rail. Extractor fan.

Bedroom Two

12' 11" x 11' 8" (3.94m x 3.56m)

UPVC double glazed window to the rear elevation. Radiator. Fitted wardrobes

Bedroom Three

8' 8" x 11' 9" (2.64m x 3.58m)

UPVC double glazed window to rear elevation. Radiator. Fitted wardrobes.

Bedroom Four

8' 9" x 9' 2" (2.67m x 2.79m)

UPVC double glazed window to front elevation. Radiator. Fitted wardrobe and bedside tables.

Bathroom

Comprising P shape bath with mixer taps and rainfall shower over with further shower attachment, close coupled WC and wash hand basin set in vanity unit. Tiled splashbacks. Opaque UPVC double glazed window to rear elevation. Ceramic tile flooring. Heated towel rail. Extractor fan.

Outside

Front - Driveway. Area laid to lawn.

Rear - An enclosed garden with paved patio leading to lawn

Floorplan



This floorplan is for illustrative purposes only and is not drawn to scale. Measurements, floor-areas, openings and orientations are approximate. They should not be relied upon for any purpose and do not form any part of an agreement. No liability is taken for any error or mis-statement. All parties must rely on their own inspections.

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