ONE2ONE
ESTATE AGENTS

43 The Leas, Cwmbran, NP44 1JS
Asking price £180,000

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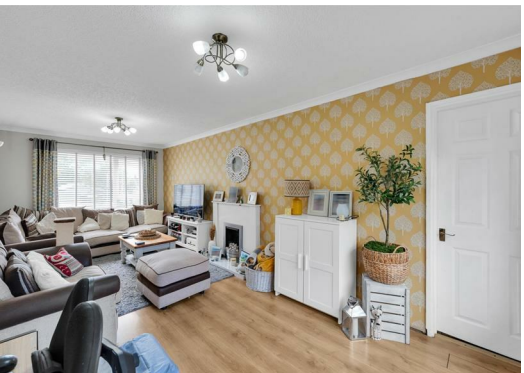
Situated in the charming area of Pontnewydd, this delightful mid-terrace house presents an excellent opportunity for families and first-time buyers alike. The property boasts three well-proportioned bedrooms, providing ample space for rest and relaxation. The inviting reception room serves as a perfect gathering space for family and friends, ensuring a warm and welcoming atmosphere.

Situated in a friendly neighbourhood, residents can enjoy the benefits of local amenities, schools, and parks, all within easy reach. The Leas is known for its community spirit and accessibility, making it a desirable location for those looking to settle in Cwmbran.

This property is a wonderful canvas for personalisation, allowing new owners to infuse their own style and character. Whether you are looking to create a family home or an investment opportunity, this mid-terrace house is sure to impress. Do not miss the chance to view this charming residence and envision the possibilities it holds.



MAIN DESCRIPTION

One2one are delighted to offer for sale this well-presented three-bedroom mid-link property, situated in the ever-popular area of Pontnewydd. Offering an excellent opportunity for first-time buyers and those looking to take their first step onto the property ladder, the property is conveniently positioned for access to a range of local amenities, schools, the town centre and transport links.

Upon entering, the welcoming entrance hall leads into a bright and spacious lounge/diner, providing an inviting space for both relaxing and entertaining. A feature fireplace creates an attractive focal point within the room, adding character and warmth to the accommodation.

The fitted kitchen offers a practical and contemporary space, with ample room for freestanding appliances and providing a useful area for everyday cooking and dining requirements.

To the first floor are three bedrooms, offering flexibility for a growing family, home office or guest accommodation, together with a family bathroom fitted with a shower over the bath.

Outside, the property benefits from an enclosed rear garden, thoughtfully arranged with a combination of patio, decking and lawn areas. This versatile outdoor space provides an ideal setting for relaxing, entertaining guests or enjoying outdoor activities during the warmer months.

An appealing property in a popular residential location, this home is ideally suited to first-time buyers looking for a well-presented three-bedroom property with excellent local connections and an enclosed garden.

Entrance Hall - 8'10 x 3'8 (2.69m x 1.12m)

Lounge / Diner - 20'5 x 9'5 (6.22m x 2.87m)

Kitchen - 17'3 max x 7'10 max (5.26m max x 2.39m max)

Landing - 9'11 x 2'10 (3.02m x 0.86m)

Bedroom One - 14' x 9'6 (4.27m x 2.90m)

Bedroom Two - 10'8 X 6' (3.25m X 1.83m)

Bedroom Three - 11' X 6'5 (3.35m X 1.96m)

Bathroom - 7'6 X 6' (2.29m X 1.83m)

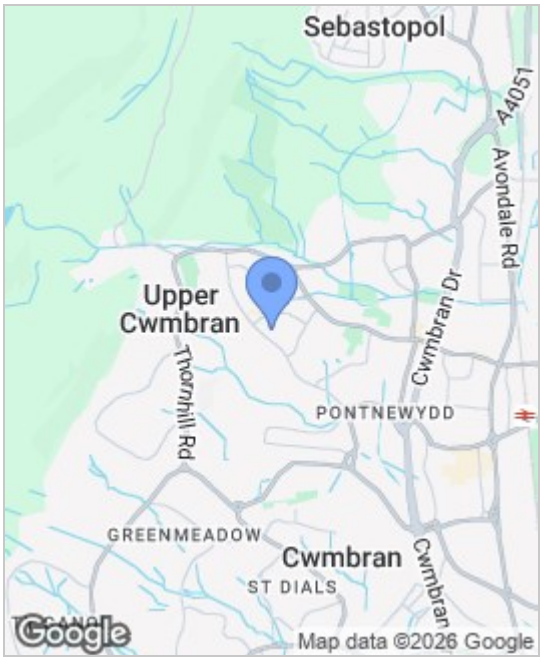
Outside -

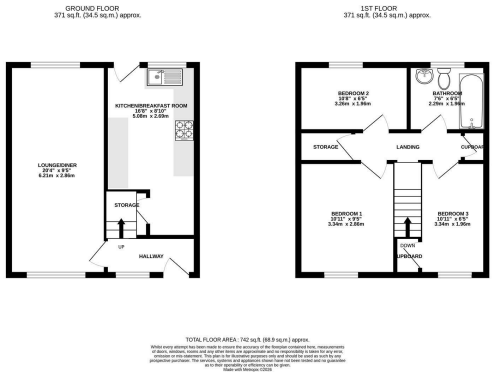
Front and Rear Gardens

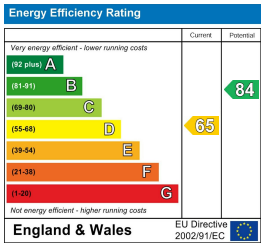
TENURE: FREEHOLD

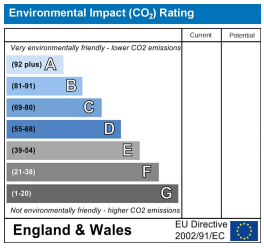
COUNCIL TAX BAND: C

NB: One2One Estate Agents have been advised by the seller the details pertaining to this property. It is the buyer's responsibility to determine council tax band and tenure. We would encourage any interested parties to seek legal representation and obtain professional advice prior to purchase.









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5 - 7 New Street, Cwmbran, Torfaen, NP44 1EE
Tel: 01633 495 699
Email: enquiries@one2oneestateagents.co.uk