



70 Newlyn Drive, Sale

Sale

Offers Over £650,000

**GASCOIGNE
HALMAN**

THE AREA'S LEADING ESTATE AGENCY





70 Newlyn Drive

Sale

Spacious four-bed, three-bath semi with three reception rooms, modern kitchen, loft space, garage, off-road parking, and a large private garden. Ideal for families and entertaining. Council Tax band: C

Tenure: Leasehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- Off-road parking
- Spacious garden with decked patio area
- Within convenient reach of renowned local schools and transport links
- Large bay windows with ample natural light
- Garage
- Three reception rooms
- Useful loft room

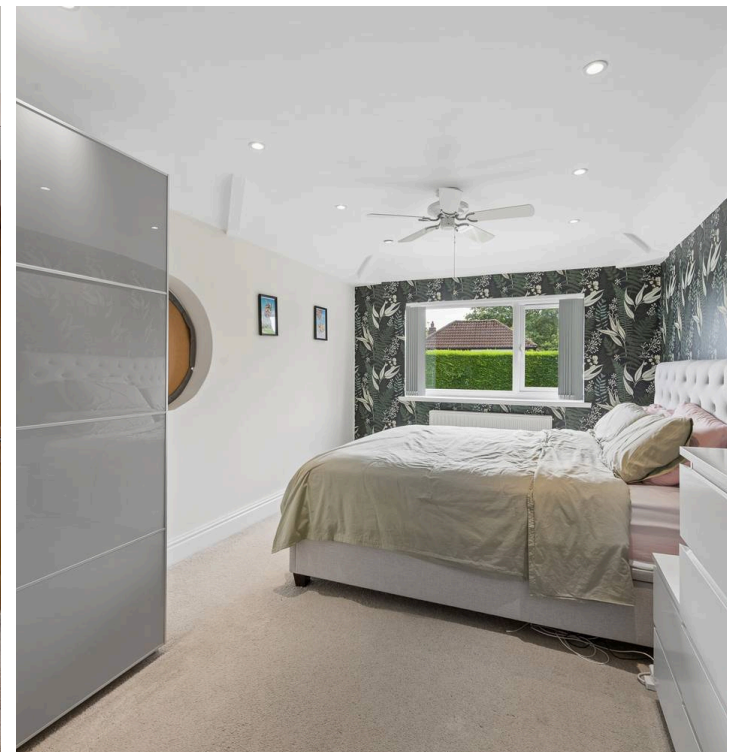
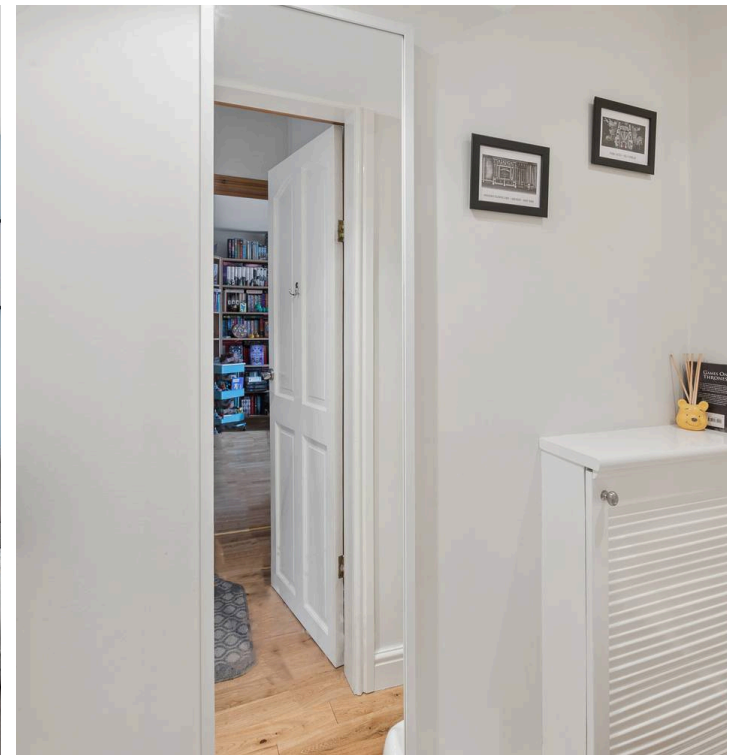


70 Newlyn Drive

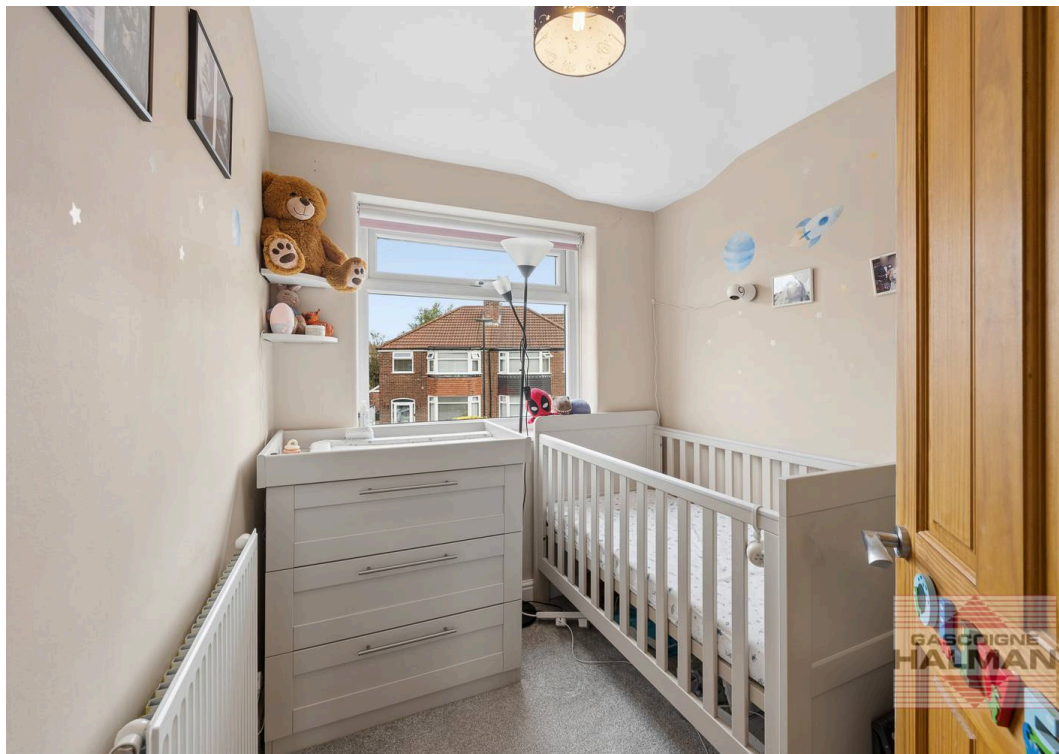
Sale

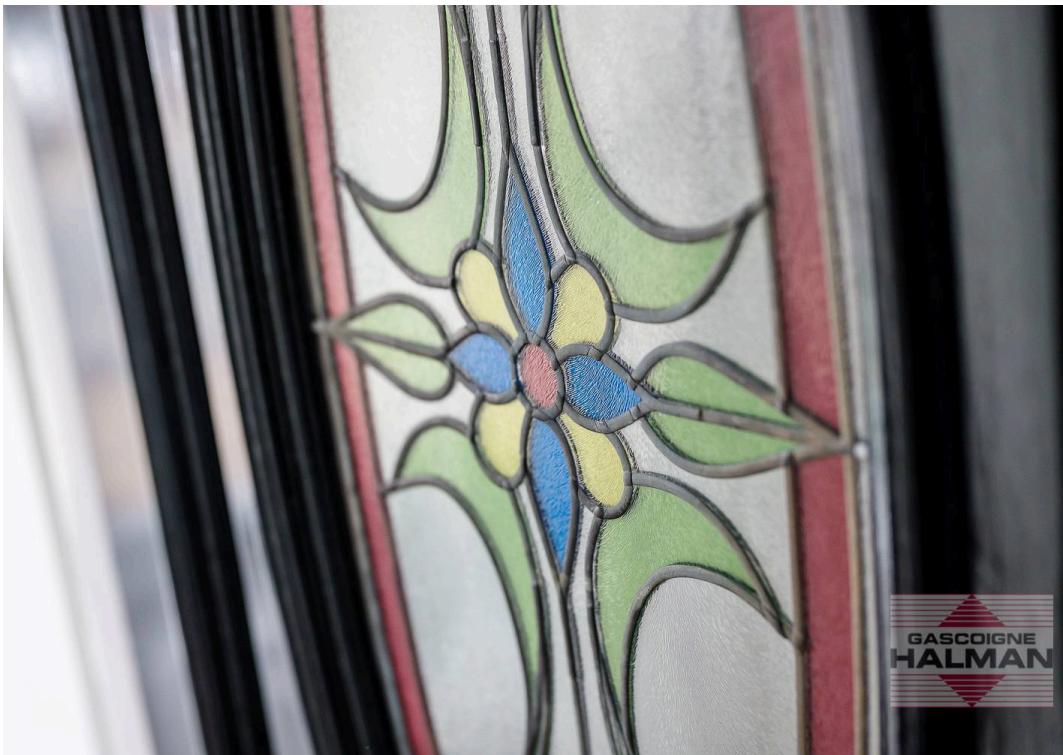
This impressive four-bedroom, three-bathroom semi-detached house combines classic charm with contemporary living, offering thoughtfully designed spaces ideal for growing families and modern lifestyles. The property welcomes you with a wide brick-paved driveway, off-road parking, and a garage, providing ample room for multiple vehicles and additional storage. A beautifully maintained front garden with lush greenery and bay windows sets an inviting tone and enhances kerb appeal.

Inside, the generous layout unfolds across three stylish reception rooms, each benefitting from abundant natural light thanks to large windows, skylights, and French doors that seamlessly connect indoor and outdoor living areas. Modern wood flooring, high-gloss tiling, and well-chosen feature wallpapers create a warm and elegant atmosphere throughout.









70 Newlyn Drive

Sale

The heart of the home is a spacious, contemporary kitchen equipped with sleek cabinetry and integrated appliances - perfect for family meals or entertaining guests. Upstairs, four well-proportioned bedrooms offer versatile accommodation, each featuring tasteful decor, and ample natural light. The principal bedrooms boast unique features such as botanical wallpapers, ceiling fans, and bespoke storage, while the loft space provides a bright and practical workspace, ideal for a home office or creative studio. Three modern bathrooms are elegantly appointed with walk-in showers, heated towel rails, under-sink storage, and luxurious tiling, ensuring comfort and convenience for the whole family.

A major highlight of the property is its expansive, private rear garden - an exceptional outdoor retreat for all ages. It features a decked seating area and privacy hedges, making it both low-maintenance and perfect for entertaining. Multiple access points, including French patio doors, enhance the indoor-outdoor flow and create ideal spots for al fresco dining or relaxing in the sunshine. Additional benefits include decorative circular windows that add character, and a variety of thoughtfully designed spaces. With its combination of practical features, elegant finishes, and flexible living arrangements, this semi-detached house offers an outstanding opportunity for buyers seeking a stylish, family-friendly home with generous outdoor and parking amenities.



GROUND FLOOR
1007 sq.ft. (93.6 sq.m.) approx.

1ST FLOOR
645 sq.ft. (59.9 sq.m.) approx.

2ND FLOOR
242 sq.ft. (22.5 sq.m.) approx.



TOTAL FLOOR AREA : 1894 sq.ft. (176.0 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

Made with Metropix ©2026



THE AREA'S LEADING ESTATE AGENCY