

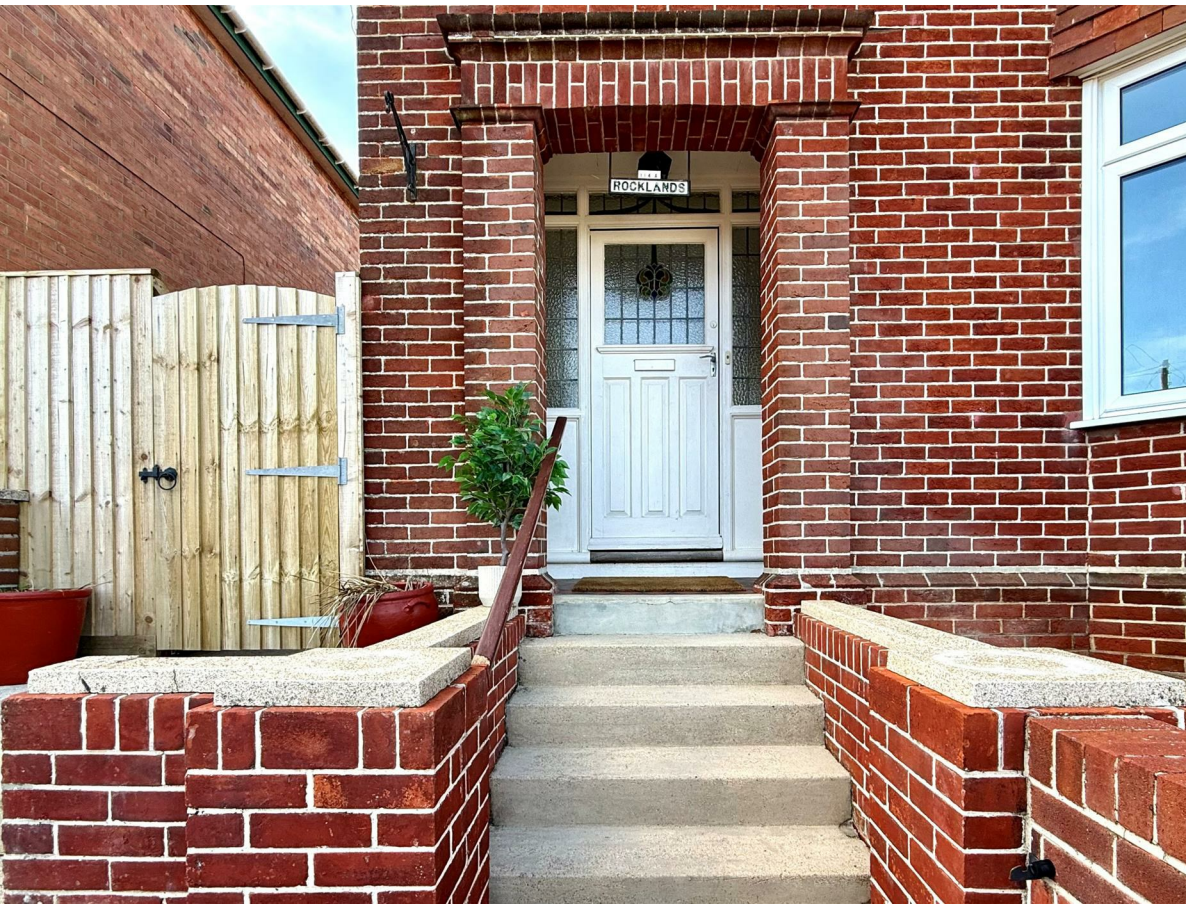
114a Medina Avenue, Newport, PO30 1HG

Asking Price £385,000

EPC Rating: D Council Tax Band: D

ELLIOTT
LINCOLN
ESTATE AGENTS & ASSOCIATES

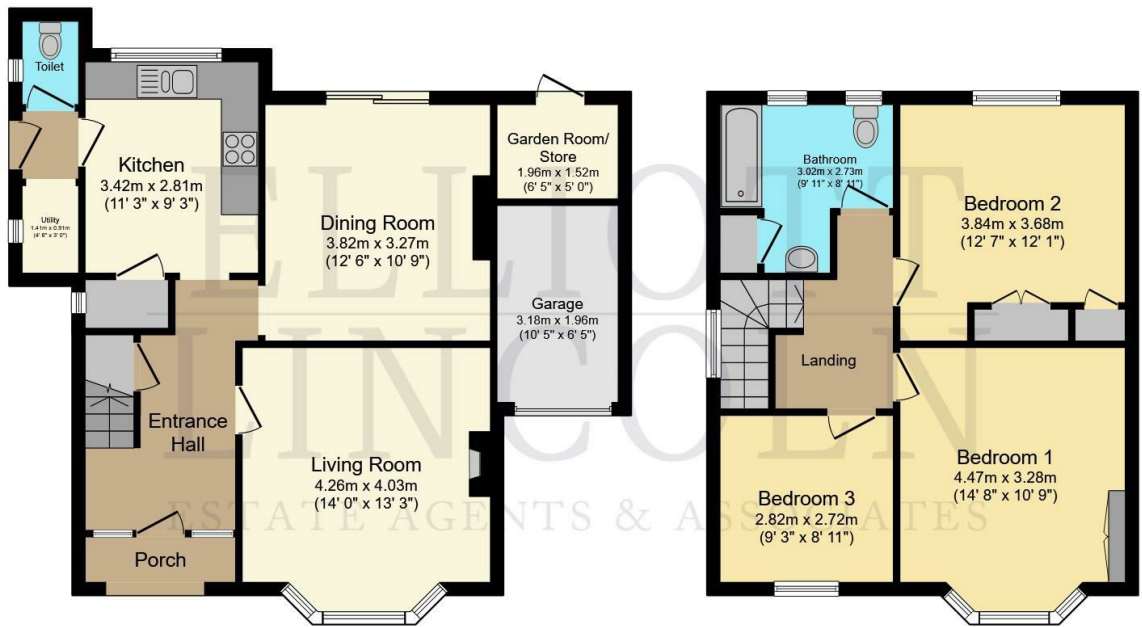
Reassuringly familiar, refreshingly new



Tucked away in the heart of Newport, this is a beautifully renovated detached family home that blends period charm; storm porch, stained-glass door, bay windows and ceiling roses with modern comfort, including an air source heat pump, a smart new kitchen and bathroom, and fresh flooring and décor throughout. Step outside and you'll find the real surprise: an incredibly mature, colour-packed garden that feels worlds away from town-centre life. There's also off-road parking however, the drive is on the narrower side but could be sensibly widened with the right builder advice.

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Ground Floor
Floor area 67.0 sq.m. (721 sq.ft.)

First Floor
Floor area 51.0 sq.m. (549 sq.ft.)

Total floor area: 118.0 sq.m. (1,270 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
EU Directive 2002/91/EC		