



Fieldhurst  
Chepstow Road | Langstone | Newport | Gwent | NP18 2JN

# STEP INSIDE

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A welcoming entrance hall sets the tone for the space and quality found throughout Fieldhurst. The ground floor has been thoughtfully designed to provide both formal and informal living spaces, creating a home that works effortlessly for modern family life. The impressive kitchen and dining room forms the heart of the property, offering an excellent space for everyday living and entertaining alike. A spacious sitting room provides the perfect place to relax, while the snug/study offers flexibility for home working or quieter moments. The substantial games room creates an additional reception space that could easily adapt to a variety of uses. Practicality is equally well considered, with a utility room and ground-floor shower room adding convenience. On the first floor, four generous double bedrooms are accompanied by well-appointed bathroom facilities, including a superb principal suite with dressing room and ensuite. A fifth double bedroom occupies the second floor, creating an ideal guest suite, teenager's retreat or private workspace. Throughout the property, buyers will appreciate the excellent room proportions, abundance of natural light and high standard of presentation.









# STEP OUTSIDE

The grounds are undoubtedly one of Fieldhurst's most impressive features. Extending to approximately half an acre, the gardens have been beautifully maintained and provide an exceptional outdoor environment for both families and keen gardeners. Large areas of lawn are complemented by mature planting, established borders and attractive seating areas. The rear garden enjoys a high degree of privacy and offers delightful views across neighbouring countryside. A detached sun room provides valuable additional accommodation and could serve as a home office, studio, gym or entertaining space. The adjoining covered seating area creates the perfect setting for outdoor dining and summer gatherings. To the front of the property, wrought iron gates open onto a substantial driveway providing parking for numerous vehicles. A large garage offers excellent storage and further practical space. Altogether, the outside space perfectly complements the scale and quality of the home itself.

## Area Description

Langstone is widely regarded as one of Newport's most desirable residential locations, offering a unique combination of village charm and excellent connectivity. The area is particularly popular with families and professionals seeking a semi-rural lifestyle without compromising on convenience. Residents enjoy easy access to a range of highly regarded schools, local amenities and recreational facilities. The nearby Celtic Manor Resort provides world-class golf, leisure and dining opportunities. For commuters, Langstone is exceptionally well placed, with the A48 providing swift access to Newport city centre and surrounding areas. Junction 24 of the M4 motorway is just minutes away, offering convenient travel to Cardiff, Bristol, London and the Midlands. The M48 and Severn Bridge provide excellent links into the South West of England. Newport railway station offers direct services to Cardiff, Bristol, London Paddington and beyond. Despite its accessibility, Langstone retains a peaceful and established village atmosphere, making it one of the region's most sought-after places to live.

## Six Key Features

- \* Exceptional detached family home extending to approximately 3,700 sq ft
- \* Five double bedrooms and four bath/shower rooms across three floors
- \* Beautifully modernised throughout by the current owners
- \* Approximately half an acre of landscaped gardens with countryside views
- \* Detached sun room, large garage and extensive driveway parking
- \* Highly desirable Langstone location with excellent M4, M48 and rail connections

## Directions

What3words [///sway.highly.news](https://www.what3words.com/sway.highly.news)  
<https://w3w.co/sway.highly.news>



**Fieldhurst Chepstow Road, Langstone, Newport**

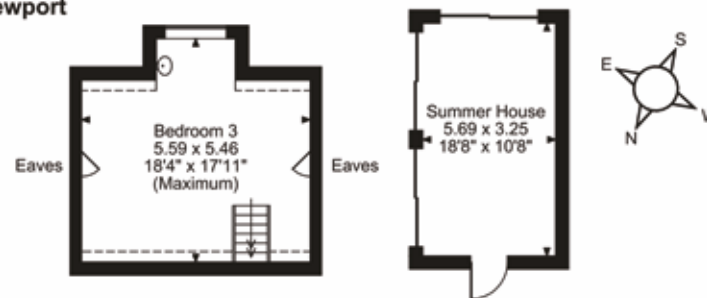
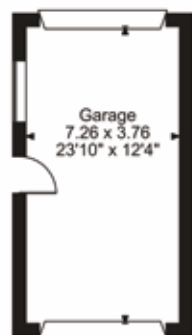
**Approximate Gross Internal Area**

**Main House = 3343 Sq Ft/311 Sq M**

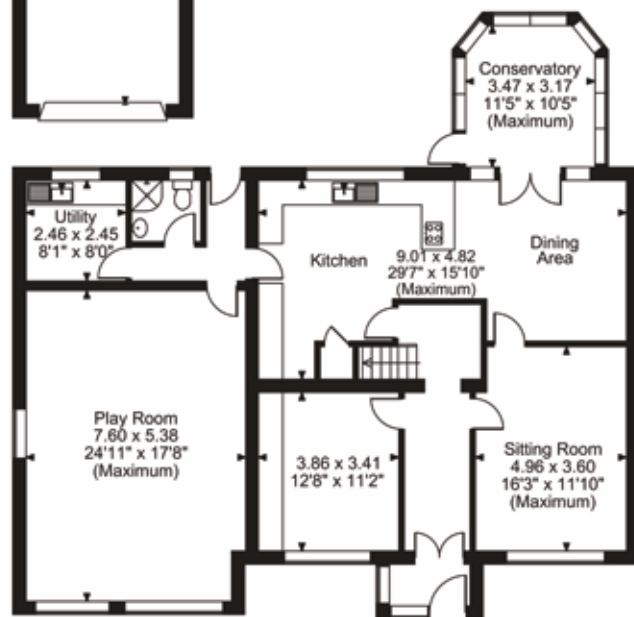
**Garage = 294 Sq Ft/27 Sq M**

**Summer House = 199 Sq Ft/18 Sq M**

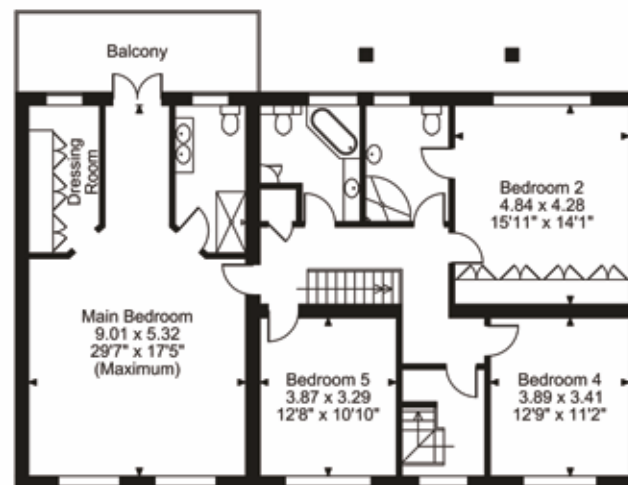
**Total = 3836 Sq Ft/356 Sq M**



**Second Floor**



**Ground Floor**



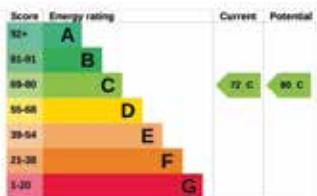
**First Floor**

**FOR ILLUSTRATIVE PURPOSES ONLY - NOT TO SCALE**

The position & size of doors, windows, appliances and other features are approximate only.

□ □ □ □ Denotes restricted head height

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