



## Flat 27

Foxes Road | | Newport | PO30 5UN

**Asking Price £58,000**



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Discover this beautifully maintained one-bedroom retirement sanctuary, perfectly positioned on the upper ground floor. The heart of this home is the private Juliet Balcony—a serene spot to enjoy your morning coffee or soak in the afternoon sun. Designed for those who value independence but appreciate the peace of mind that comes with a supportive community, this apartment offers a truly effortless lifestyle.

- FANTASTIC ONE BEDROOM RETIREMENT APARTMENT WITH JULIET BALCONY
- WELL MAINTAINED APARTMENT
- SECURE DOOR ENTRY SYSTEM
- MODERN APARTMENT
- CLOSE TO TRANSPORT LINKS
- COMMUNAL LOUNGE WHERE EVENTS TAKE PLACE
- 24 HOUR CARELINE & ESTATE MANAGER ON SITE
- DOUBLE BEDROOM
- CONVENIENT APARTMENT NEAR TO AMENITIES

## Front Exterior

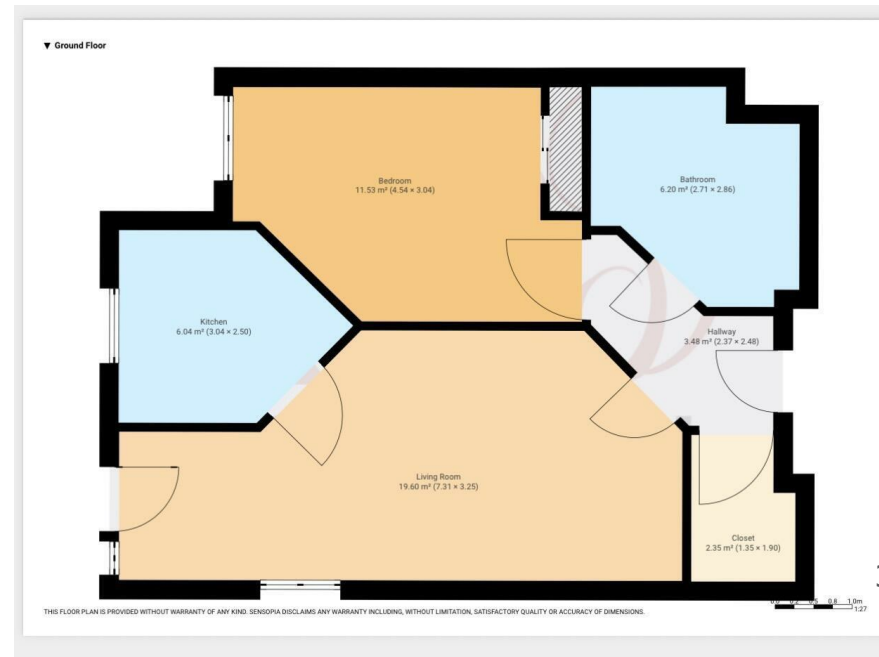
Hallway  
8'2" x 7'9" (2.48 x 2.37)

Living/Dinning Room  
10'8" x 23'12" (3.25 x 7.31)

Kitchen  
8'2" x 9'12" (2.5 x 3.04)

Bedroom  
9'12" x 14'11" (3.04 x 4.54)

Bathroom  
9'5" x 8'11" (2.86 x 2.71)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C	78	78
(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	

Council Tax Band B  
EPC Rating C

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