



41 Upland Drive, Pontypool, NP4 8HS

Offers over £95,000



Situated in Trevethin, Pontypool, this purpose-built first floor flat on Upland Drive offers a delightful living experience. With two well-proportioned bedrooms, this property is ideal for individuals or small families seeking a comfortable and convenient home.

Upon entering, you are welcomed into a spacious reception room that provides a perfect space for relaxation or entertaining guests. The natural light that floods this area creates a warm and inviting atmosphere.

This flat presents an excellent opportunity for investors looking to expand their portfolio. With its thoughtful layout and prime location, it promises a comfortable lifestyle in a friendly neighbourhood. Do not miss the chance to make this lovely flat your new home.



MAIN DESCRIPTION

PROPERTY BEING SOLD WITH TENANT IN SITU. Situated in the popular area of Trevethin, this well-presented first-floor flat enjoys an elevated position with pleasant views and is conveniently located close to local schools, shops, and other amenities.

The accommodation is accessed via a private entrance with stairs leading to the first floor. The property offers a spacious and light-filled lounge with a window to the front elevation, taking advantage of the attractive outlook.

The kitchen is fitted with a range of base and wall-mounted units and features a breakfast bar, space for a cooker and fridge/freezer, plumbing for a washing machine, a useful pantry, and additional storage cupboard. A window to the rear provides natural light. There are two well-proportioned bedrooms and a modern shower room comprising a shower cubicle, low-level WC, vanity wash hand basin, and window.

Externally, the property benefits from a rear garden laid with decorative chippings and a decked seating area, providing an ideal space for relaxing or entertaining outdoors.

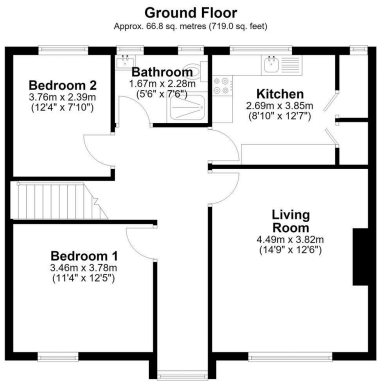
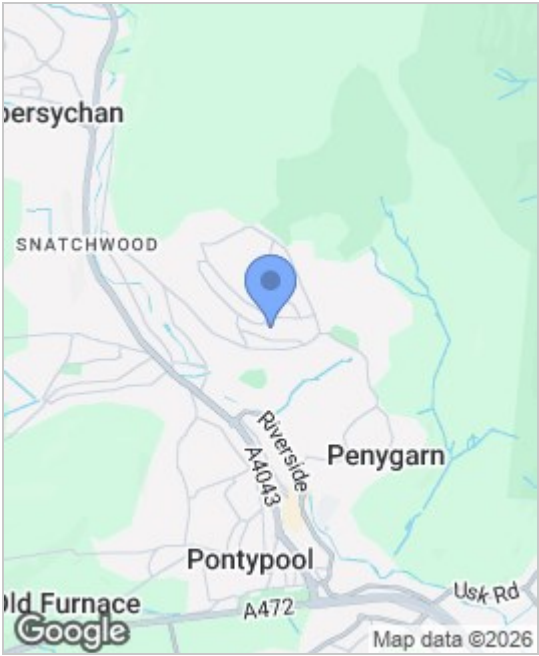
Viewing is highly recommended to appreciate the space, views, and convenient location on offer.

NB. THERE IS A TENANT IN SITU

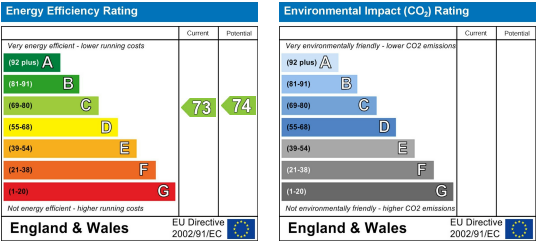
TENURE: LEASEHOLD - 125 years from April 1999

COUNCIL TAX BAND: A

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.



Total area: approx. 66.8 sq. metres (719.0 sq. feet)



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.