



## Ruth Road, New Inn

£350,000

- For sale with no onward chain
- Sought-After Location of New Inn
- Primary bedroom with en-suite
- Excellent Transport Links ideal for Newport, Cardiff, and Bristol
- Close to local schools, village shops and amenities.
- Council Tax: F.
- EPC Rating: Awaited

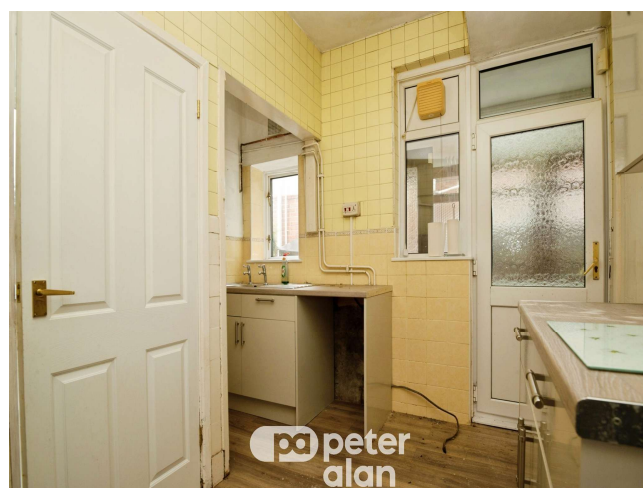


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## About the property

Three bedroom home in New Inn, with no onward chain. In need of modernisation, featuring two spacious reception rooms, ground floor wet room, and primary bedroom with en-suite. Benefiting from a lovely garden with outbuilding, conveniently located close to local schools and village amenities.





## Accommodation

### Hallway

### Living Room

13' 3" x 12' 7" ( 4.04m x 3.84m )

### Lounge

15' 1" x 11' 10" ( 4.60m x 3.61m )

### Kitchen

10' 6" x 9' 11" ( 3.20m x 3.02m )

### Shower Room

### Bedroom One

14' 2" x 9' 8" ( 4.32m x 2.95m )

### Ensuite

### Bedroom Two

12' 11" x 11' 10" ( 3.94m x 3.61m )

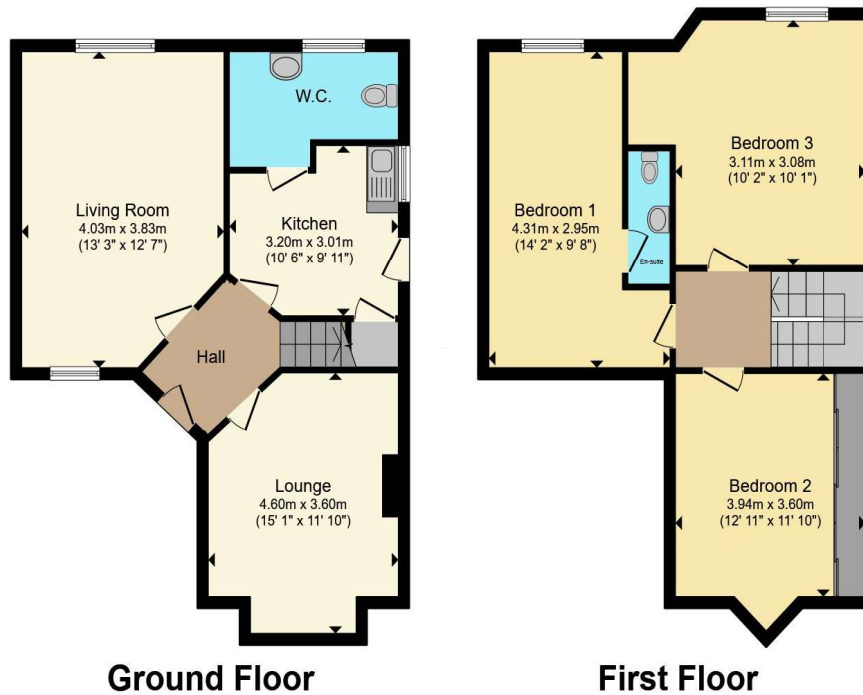
### Bedroom Three

10' 2" x 10' 1" ( 3.10m x 3.07m )

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## Floorplan



Total floor area 112.8 m<sup>2</sup> (1,214 sq.ft.) approx

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