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## Cedar Wood Close

Guide Price £380,000 - £390,000

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- Four Bedroom Detached House
- Office/Fifth Bedroom Options
- Three Bathrooms
- Enclosed Low-Maintenance Garden
- Resin Driveway with EV Charger
- Close to Local Shops, Schools and Amenities
- Excellent Transport Links
- EPC Rating: Awaited



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## About the property

Nestled in the Cedar Wood Close in Rogerstone, this impressive four-bedroom detached home offers a perfect blend of modern living and versatile spaces. The ground floor features a welcoming lounge that flows seamlessly into a contemporary kitchen-diner through elegant pocket doors, creating an ideal setting for both everyday family life and entertaining. To the front of the property, a spacious office provides flexibility and could easily serve as a fifth bedroom, complete with its own walk-in wardrobe and a convenient downstairs shower room.

Upstairs, you'll find four well-proportioned bedrooms, including a master suite with its own en suite shower room, while a stylish family bathroom serves the remaining bedrooms.

Outside, the property boasts a fully enclosed, low-maintenance rear garden with decking and astroturf. A resin driveway offers ample parking for multiple vehicles and includes an EV charger, while a shared access drive leads to the home, complemented by a greenery area to the front.

Situated in a prime location, this home benefits from excellent local amenities. Rogerstone is renowned for its highly regarded schools, making it a popular choice for families. Nearby shops and supermarkets provide everyday convenience, while a range of cafes, restaurants, and leisure facilities are just a short distance away. For commuters, the property offers superb transport links, with easy access to the M4 motorway and regular train services from the nearby stations.







## Accommodation

**Lounge**  
17' 1" x 13' 6" ( 5.21m x 4.11m )  
Max Measurements

**Kitchen/Diner**  
9' 4" x 21' 9" ( 2.84m x 6.63m )  
Max Measurements

**Office**  
12' 5" x 8' 1" ( 3.78m x 2.46m )

**Downstairs Shower Room**  
8' 3" x 5' 6" ( 2.51m x 1.68m )  
Max Measurements

**Bedroom 1**  
13' 4" x 10' 2" ( 4.06m x 3.10m )

**En-Suite**  
6' 2" x 4' 8" ( 1.88m x 1.42m )

**Bedroom 2**  
11' 10" x 8' 10" ( 3.61m x 2.69m )

**Bedroom 3**  
10' 11" x 8' 9" ( 3.33m x 2.67m )  
Max Measurements

**Bedroom 4**  
9' 5" x 7' 3" ( 2.87m x 2.21m )

**Bathroom**  
5' 6" x 6' 4" ( 1.68m x 1.93m )

## Floorplan

### Ground Floor

Approx. 52.9 sq. metres (568.9 sq. feet)



### First Floor

Approx. 47.1 sq. metres (507.4 sq. feet)



Total area: approx. 100.0 sq. metres (1076.3 sq. feet)

**9 Cedar Wood Close**

## Important Information

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