



Barrack Hill

Guide Price £200,000 – £210,000

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- Two Bathrooms and Additional Wc
- Enclosed Rear Multi-Tier Garden
- On Street Parking
- Modern Kitchen
- Close to Shops, Schools and Local Amenities
- Excellent Transport Links
- Short Distance from Newport Town Centre
- EPC Rating: D





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About the property

Located on Barrack Hill in Newport, this three-bedroom end-terraced house offers flexible accommodation arranged over three floors.

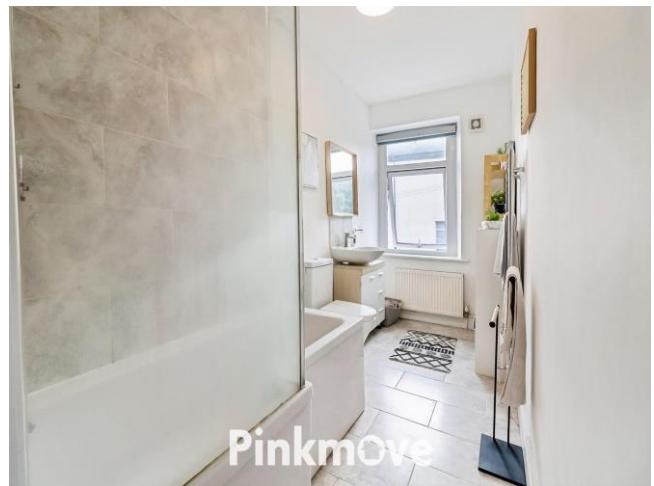
The property is entered via an entrance hall which leads to a comfortable lounge at the front of the home, providing a pleasant space to relax.

Continuing through the hall to the rear, there is a well-proportioned bedroom complete with an en suite shower room, ideal for guests, a main bedroom suite or a home office with added privacy.

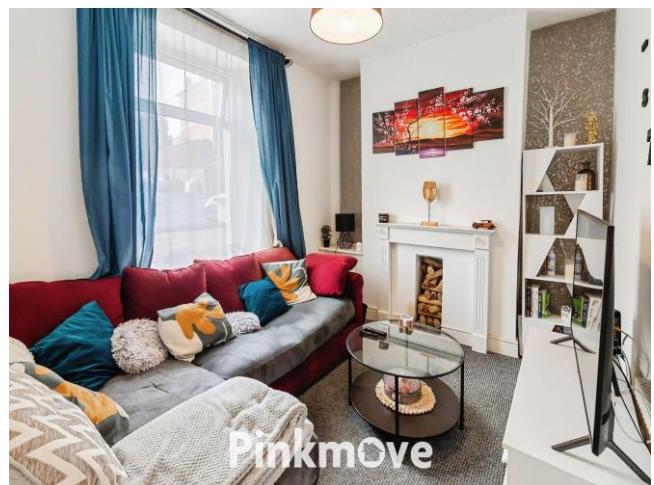
Stairs from the ground floor lead down to the lower level where the main living spaces are located. Here you will find a well-appointed kitchen and a separate dining room, seamlessly connected by two open archways to create an ideal environment for both everyday living and entertaining. A convenient downstairs WC is also available on this level. Double doors from the dining room open out onto a multi-level garden, offering excellent outdoor space for seating and enjoyment.

The top floor hosts the remaining two bedrooms along with a spacious family bathroom, providing comfortable accommodation for children or additional guests.

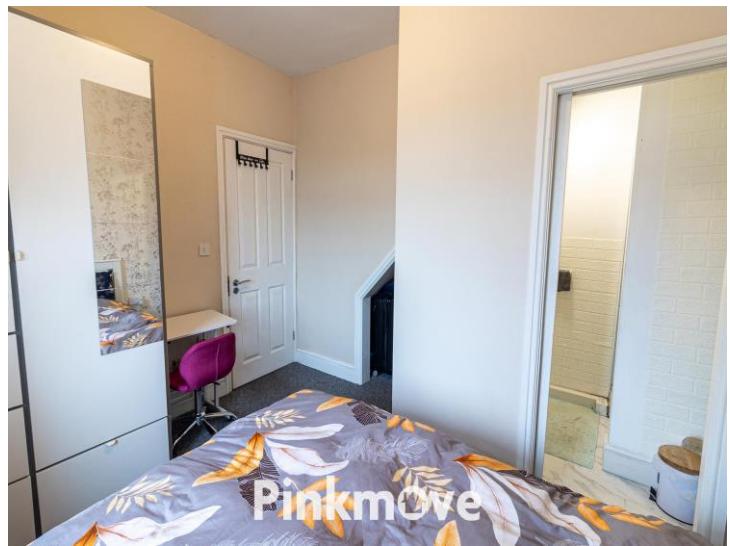
Externally, on-street parking is available to the front of the property. Barrack Hill is a well-established residential area, conveniently located for a range of local shops and amenities, as well as reputable primary and secondary schools. Excellent transport links are nearby, with easy access to Newport city centre, the M4 and Newport bus and railway station, perfect for commuters.



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Accommodation

Lounge

9' 5" x 11' 7" (2.87m x 3.53m)

Kitchen

9' 5" x 10' 11" (2.87m x 3.33m)

Dining Room

8' 3" x 19' 6" (2.51m x 5.94m)

Downstairs Wc

2' 6" x 7' 5" (0.76m x 2.26m)

Bedroom 1

9' 5" x 8' 1" (2.87m x 2.46m)

Max Measurements

Bedroom 2

6' 8" x 14' 9" (2.03m x 4.50m)

Bedroom 3

9' 6" x 10' 7" (2.90m x 3.23m)

Max Measurements

En-Suite

4' 2" x 6' 4" (1.27m x 1.93m)

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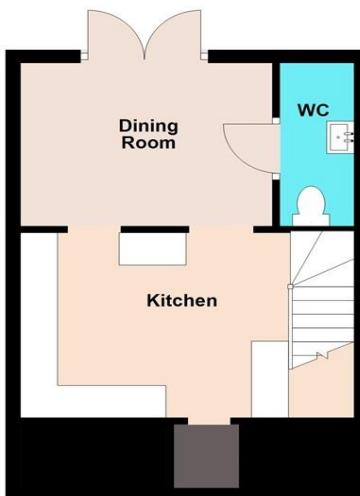
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Floorplan

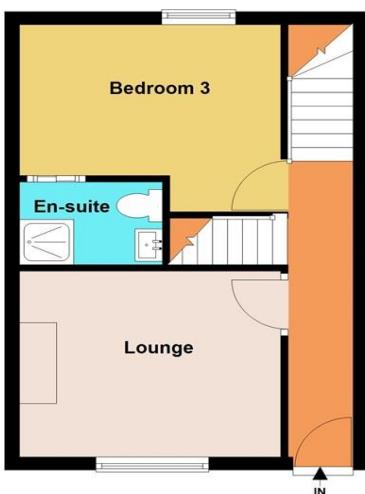
Basement

Approx. 29.6 sq. metres (318.8 sq. feet)



Ground Floor

Approx. 30.1 sq. metres (324.1 sq. feet)



First Floor

Approx. 30.1 sq. metres (324.1 sq. feet)



Total area: approx. 89.8 sq. metres (966.9 sq. feet)

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Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not), Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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