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## Chester Close

Offers in excess of £325,000

- Three Bedrooms
- Two Bathrooms
- Two Reception Rooms
- Conservatory
- Enclosed Rear Garden
- Driveway for Multiple Cars
- Single Garage
- Close to Shops, Schools and Transport Links
- EPC Rating: C



 3  2  3

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01633 746088  
team@pinkmove.co.uk



## About the property

Nestled in the sought-after Chester Close area of New Inn, Pontypool, this three-bedroom detached home offers comfort, practicality and excellent local convenience. New Inn provides a strong selection of nearby shops and well-regarded local facilities, making daily living straightforward and appealing. Families benefit from close proximity to New Inn Primary School, just 550 yards away, and West Monmouth School, approximately 1.6 miles from the property, ensuring quality educational options within easy reach. Commuters are well served by Pontypool & New Inn railway station, offering regular services to major destinations including Cardiff and Newport, enhancing connectivity for work or leisure travel.

Inside, the ground floor features a kitchen that flows into a bright rear conservatory, providing access to the single garage or out through French doors into the garden. The spacious lounge connects seamlessly to the dining area, creating an inviting and versatile living space. A convenient downstairs shower room completes the ground floor layout.

Upstairs, three flexible bedrooms suit a range of needs, complemented by the family bathroom. The generous rear garden offers excellent potential for keen gardeners and includes a greenhouse. To the front, a long driveway capable of accommodating multiple vehicles leads to the single garage, adding practicality and appeal for modern family living.





## Accommodation

### Lounge

15' 10" x 9' 10" ( 4.83m x 3.00m )

### Dining Area

9' 2" x 7' 6" ( 2.79m x 2.29m )

### Kitchen

9' 2" x 7' 1" ( 2.79m x 2.16m )

### Conservatory

9' 8" x 16' 2" ( 2.95m x 4.93m )

### Shower Room

5' 6" x 4' 9" ( 1.68m x 1.45m )

### Bedroom 1

9' 2" x 13' 1" ( 2.79m x 3.99m )

### Bedroom 2

9' 2" x 9' 6" ( 2.79m x 2.90m )

### Bedroom 3

6' 4" x 9' 6" ( 1.93m x 2.90m )

### Bathroom

6' 4" x 6' 1" ( 1.93m x 1.85m )

### Garage

18' 1" x 9' ( 5.51m x 2.74m )

## Floorplan



Total area: approx. 111.8 sq. metres (1203.2 sq. feet)  
**31 Chester Close**

## Important Information

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