



145 Barnmeadow Road, Newport.

Offers in the region of **£270,000**

Offering a very large west-facing garden, ample off-road parking space, an additional Downstairs Shower Room and no fewer than 5 upstairs Bedrooms, this mature semi-detached property still provides scope for further modernisation (and extension if desired - subject to necessary consents). Being located in a popular residential area, it is convenient for Newport town centre with all its local schools and amenities and is offered with No Upward Chain!

Briefly comprising Lounge, Dining Room, Kitchen, Rear Hall, Downstairs Shower Room, 5 Bedrooms and Family Bathroom, there is an Integral Garage, driveway parking to the front and an excellently sized rear garden. Gas C.H. via an updated and regularly serviced gas boiler, uPVC D.G. and recently carried out EICR. Council Tax Band C. EPC Rating C.

145 Barnmeadow Road Newport Shropshire

Property entered via

obscure glazed door under storm porch to

Lounge 17' 2" x 12' 6" (5.23m x 3.81m) (max)

Access to downstairs rooms and stairs to first floor.

Dining Room 8' 7" x 8' 5" (2.61m x 2.56m)

Fully glazed door to the rear garden.

Kitchen 8' 7" x 8' 2" (2.61m x 2.49m)

Open to understairs pantry store,

Rear Hall 5' 10" x 2' 8" (1.78m x 0.81m)

Part glazed uPVC door to the rear garden. Doors to Kitchen, Integral Garage and

Downstairs Shower Room 5' 10" x 5' 0" (1.78m x 1.52m)

Gas C.H. boiler

Upstairs to

first floor landing which provides access to all Bedrooms and Family Bathroom. Door to airing cupboard containing hot water immersion tank.

Bedroom 1 12' 5" x 10' 0" (3.78m x 3.05m) (max)

Bedroom 2 11' 6" x 8' 0" (3.50m x 2.44m)

Bedroom 3 8' 9" x 8' 8" (2.66m x 2.64m) (min)

Bedroom 4 9' 10" x 8' 0" (2.99m x 2.44m) (max)

Bedroom 5 8' 8" x 6' 8" (2.64m x 2.03m) (max)

Built-in wardrobe over stairs bulk-head.

Family Bathroom 7' 11" x 5' 6" (2.41m x 1.68m) (max)

Externally

To the front is a paved area which spans the width of the property and is suitable for parking up to 3 vehicles. Direct access to the Integral Garage.

To the rear is a large, west-facing and enclosed garden which is mostly laid to lawn with a slightly raised paved patio closest to the house.

Integral Garage 16' 0" x 8' 0" (4.87m x 2.44m)

Up and over door to the front. Pedestrian door to the Rear Hall.

Electric lighting and power.



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PROPERTY



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