



## Bloomery Circle, offers over £220,000

- Larger than average
- Modern two-bedroom property
- Sought after location
- Parking
- Enclosed garden
- Convenient for commuting
- Well presented
- EPC Rating: C



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## About the property

Beautifully presented and deceptively spacious, this stunning property is situated in a peaceful residential area just outside Newport City Centre. Offering the perfect balance of tranquility and convenience. Larger than average. Two double bedrooms. Off Road Parking. Modern Throughout.

## Accommodation

### Hallway

Doors to WC, lounge and kitchen/dining room. Stairs to first floor.

### Lounge

13' 4" x 10' 11" ( 4.06m x 3.33m )

UPVC double glazed window to front. Wood laminate flooring. Radiator.

### Cloakroom/Wc

Comprising close coupled WC and pedestal wash hand basin. Opaque UPVC double glazed window. Radiator.

### Kitchen/Dining Room

12' 8" x 10' 5" ( 3.86m x 3.17m )

The kitchen is equipped with a variety of base units, offering ample storage and functionality, complemented by durable laminate worktops. A stainless-steel sink with a drainer is seamlessly integrated into the workspace, ensuring convenience and practicality. The kitchen also features a built-in electric oven and a gas hob, complete with a cooker



hood above for efficient ventilation. Stylish tiled splashbacks enhance the aesthetic appeal while providing easy maintenance. Additional wall-mounted cupboards offer further storage solutions. There is designated space for a fridge freezer, accommodating essential appliances. A UPVC double-glazed window and rear door allow natural light to flood the space while providing easy outdoor access. The wall-mounted gas boiler is also neatly positioned within the room, ensuring efficient heating and hot water supply.

### Landing

Doors to bedrooms and bathroom

### Bedroom One

14' 7" x 9' 7" ( 4.45m x 2.92m )

Two UPVC double glazed windows to front elevation. Fitted double and single wardrobes. Radiator.

### Bedroom Two

9' 11" x 12' 5" ( 3.02m x 3.78m )

UPVC double glazed window to rear elevation. Radiator.

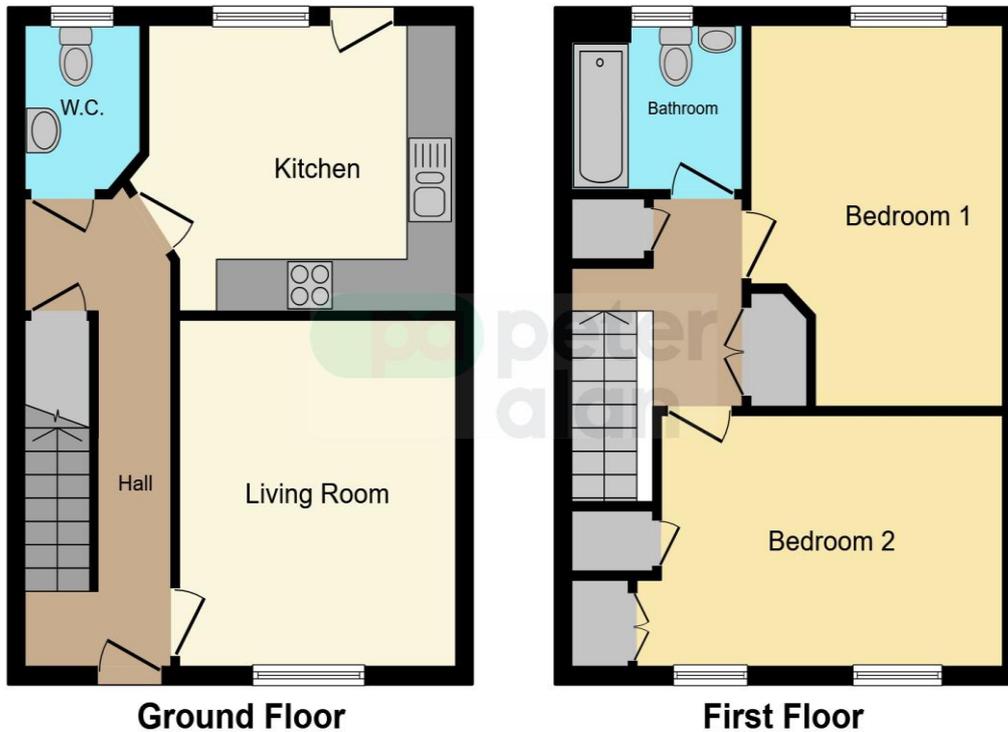
### Bathroom

Comprising bath with shower over, close coupled WC and pedestal wash hand basin. Opaque UPVC double glazed window. Radiator.

### Outside

A low maintenance enclosed rear garden which has a patio and decked area leading to an area laid to artificial grass. Paved pathway leading to gated rear access. Driveway to for one vehicle.

## Floorplan



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