



**54 Farmwood Close, Newport. NP19 9BP**  
**£220,000**  
**Tenure Freehold**

- EXTENDED SEMI DETACHED PROPERTY
- GENEROUS CORNER GARDEN BACKING ONTO WOODLAND
- THREE BEDROOMS
- FIRST FLOOR SHOWER ROOM AND DOWNSTAIRS CLOAKROOM
- TWO SEPARATE RECEPTION ROOMS
- KITCHEN AND STORE/UTILITY IN EXTENSION
- SUN / GARDEN ROOM
- DOUBLE GARAGE AND GATED PARKING
- END OF CUL DE SAC LOCATION
- NO UPPER CHAIN

There is more than meets the eye on offer with this 1960s built 3 bed semi detached property at the end of a cul de sac off Chepstow Road. Less than 5 minutes drive from the Coldra roundabout ( junction 24 ) the home and garden has been extended over the years and offers great parking within a gated parking space at the front and double garage/workshop to the side.

On the ground floor is an entrance porch, a hallway, a lounge, a separate dining room, a modern kitchen, a toilet and store/utility and a summer room. On the first floor are three bedrooms ( two with storage ) and a shower room. There is an extended rear garden backing onto woodland and a mature garden to front. First floor views to front.

The property does require some redecoration yet is a great opportunity.

Gas central heating is via a combi boiler.

Freehold. Council Tax Band D. EPC being arranged.

Services:

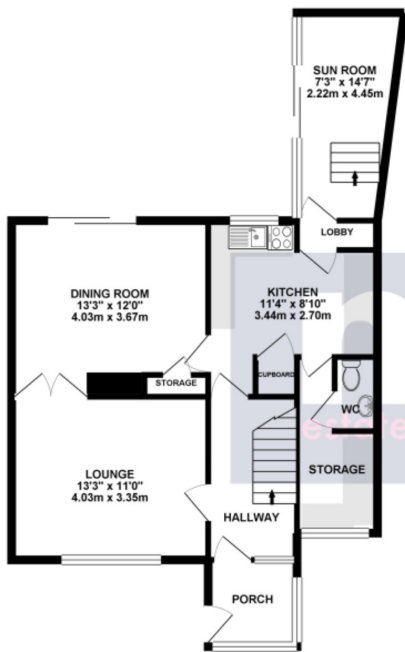
All mains services

Council Tax Band:

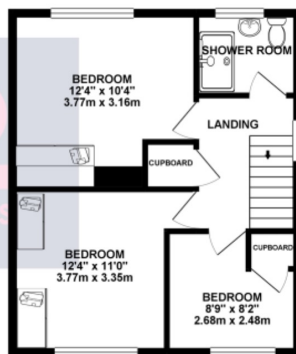
Council Tax Band D. Newport C.C.



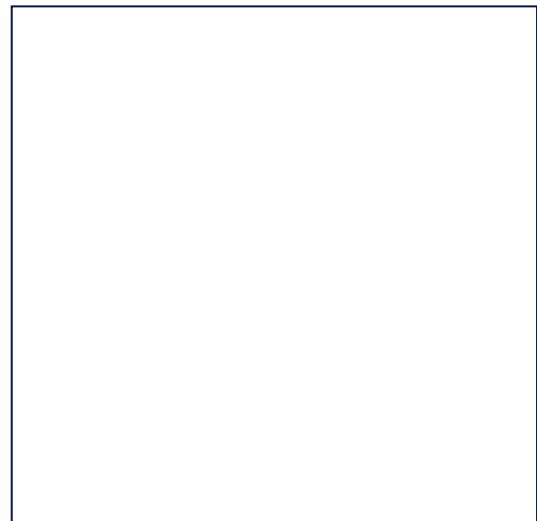
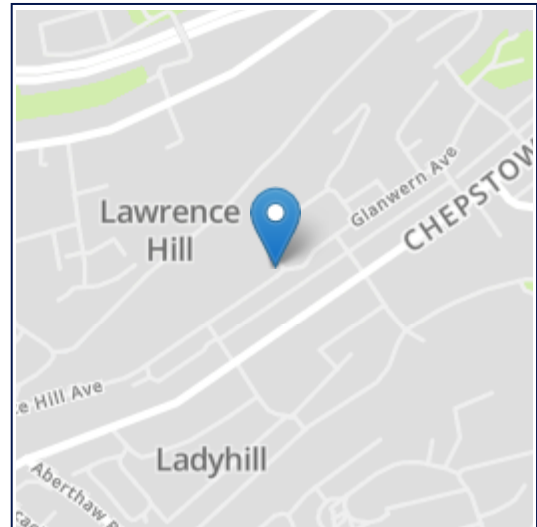
GROUND FLOOR



1ST FLOOR



While every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floor, window, doors and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operation or efficiency can be given. Made with Mapbox 02/20



All room sizes are approximate. Electrical installations, plumbing, central heating and drainage installations are noted on the basis of a visual inspection only. They have not been tested and no warranty of condition or fitness for purpose is implied in their inclusion. Potential purchasers are warned that they must make their own enquiries as to the condition of the appliances, installations or any element of the structure or fabric of the property.

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I/We acknowledge that I/we have read and understand your terms letter and that these property ( 54 Farmwood Close, Newport, NP19 9BP ) details have been checked and:

Are Correct

Are Correct with Attached Amendments

Signature \_\_\_\_\_ Print Name \_\_\_\_\_

Date \_\_\_\_\_

Signature \_\_\_\_\_ Print Name \_\_\_\_\_

Date \_\_\_\_\_