



**27 Blackbirds Close, Rogerstone, Newport.  
NP10 9DG  
£150,000  
Tenure Leasehold**

- **RENOVATED GROUND FLOOR FLAT**
- **2 DOUBLE BEDROOMS**
- **REFITTED BATHROOM**
- **REFITTED KITCHEN**
- **LIVING ROOM**
- **NO CHAIN**
- **LARGE REAR GARDEN**
- **WALKING DISTANCE TO PYE CORNER TRAIN STATION**
- **BASSALEG SCHOOL CATCHMENT AREA**



**\*NO CHAIN!! PERFECT FOR FIRST TIME BUYERS!! FULLY RENOVATED, 2 DOUBLE BEDROOM, GROUND FLOOR FLAT WITH REFITTED KITCHEN, SPACIOUS LIVING ROOM, REFITTED BATHROOM & LARGE PRIVATE GARDEN WITHIN BASSALEG SCHOOL CATCHMENT AREA\***

A fully renovated, ground floor flat situated in the High Cross area to the west of Newport within walking distance to all local amenities, bus routes, Bassaleg School, Pye Corner train station with direct lines to Cardiff & easy access of Junction 27 & 28 of the M4.

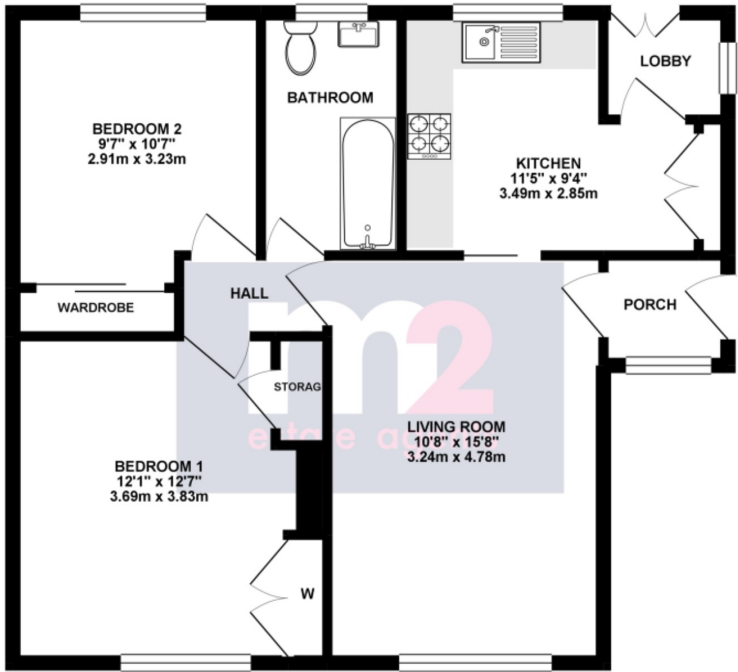
Perfect for first time buyers, in brief the accommodation comprises: To the ground floor: An entrance porch, living room, kitchen, two double bedrooms and refitted bathroom. Outside, to the rear is a storage shed and large, enclosed, private garden.

The property further benefits from having a new gas combi boiler, electrics, windows, doors, electrics and has been plastered throughout.

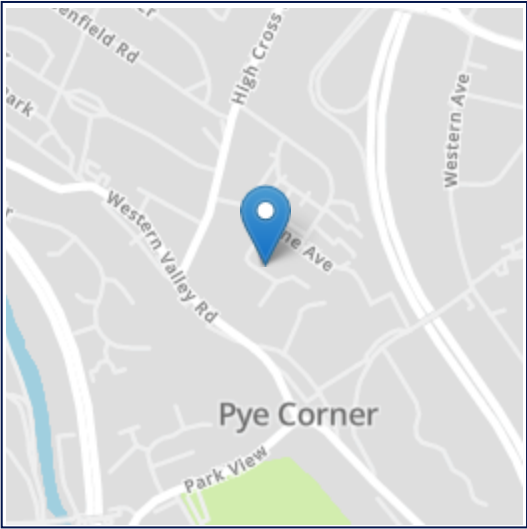
Services:  
Council Tax Band:  
B



GROUND FLOOR 634.94 sq. ft.  
( 58.99 sq. m. )



TOTAL FLOOR AREA : 634.94 sq. ft. ( 58.99 sq. m. ) approx.  
Whilst every effort has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error or omission of this statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures and appliances shown have not been noted and no guarantee as to their operability or efficiency can be given.  
Made with MapInfo 8.00.00



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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