



94 Heol Senni, Bettws, Newport. NP20 7GH
£325,000
Tenure Freehold

- GUIDE PRICE £325,000 - £340,000
- STYLISH DETACHED FAMILY HOME
- 4 DOUBLE BEDROOMS
- KITCHEN / DINING / FAMILY ROOM
- LIVING ROOM
- UTILITY ROOM & WC
- DOUBLE DRIVEWAY & GARAGE
- EN-SUITE & FAMILY BATHROOM
- GOOD SIZE PRIVATE REAR GARDEN
- LOCATED AT THE END OF A QUIET PRIVATE LANE

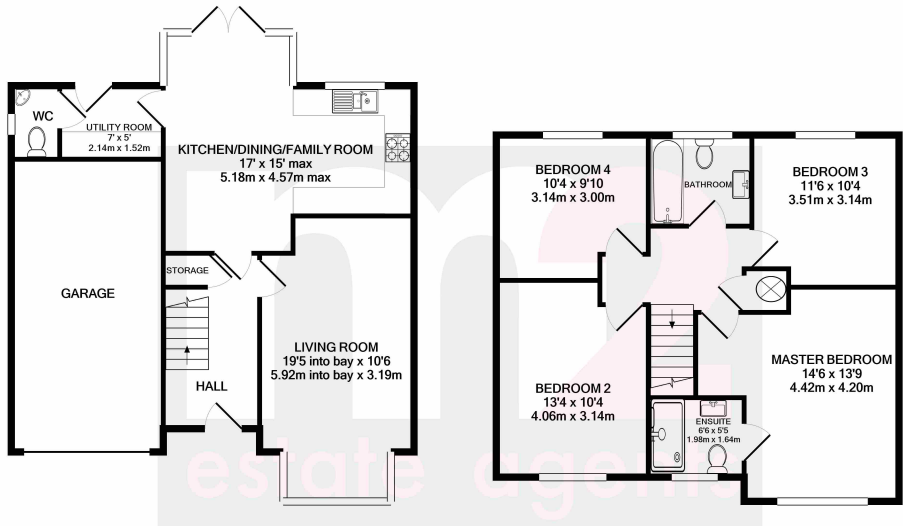
GUIDE PRICE £325,000 - £340,000 *STYLISH, 4 DOUBLE BEDROOM, DETACHED FAMILY HOME WITH KITCHEN/DINING/FAMILY ROOM, LIVING ROOM, UTILITY ROOM, W/C, EN-SUITE, PRIVATE REAR GARDEN, GARAGE & DRIVEWAY*

Situated at the end of a private lane is this stylish four double bedroom, detached family home. Located on a quiet maturing development in a popular & convenient location close to all local amenities, popular schools, bus routes whilst also having easy access to junctions 25a & 26 of the M4 making it perfect for commuting.

The spacious accommodation briefly comprises to the Ground Floor: Entrance Hallway, Living Room with large bay window, Kitchen/Breakfast/Family Room with French doors to the garden, Utility Room & W/C. On the First Floor: 4 Double Bedrooms with En-suite Shower Room to the Master and a Family Bathroom.

Outside to the front, a double driveway with single garage and small grass area with shrubs & gated side access leading to the rear. To the Rear: a private patio area leading onto grass area which is fully enclosed by fencing.

The property further benefits from having UPVC Double Glazing, a modern gas boiler & viewing comes highly by the agents.
Services:
Council Tax Band:

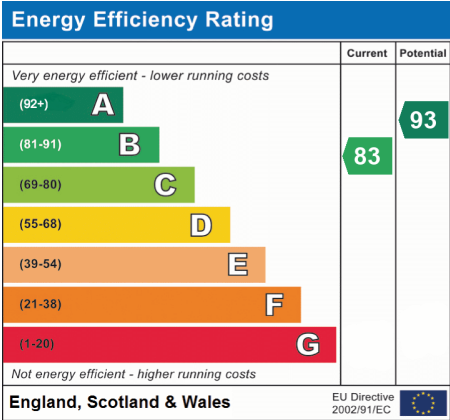
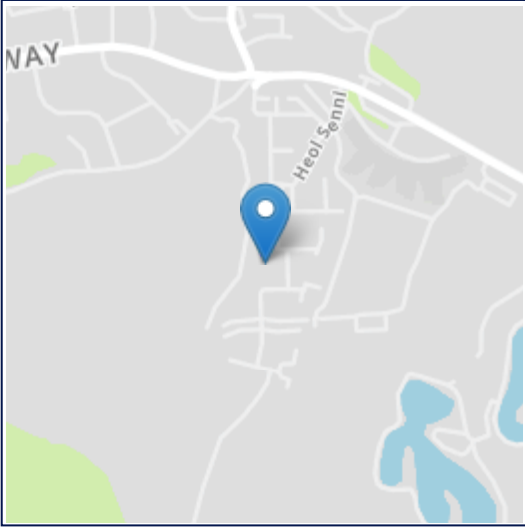


GROUND FLOOR
APPROX. FLOOR
AREA 723 SQ.FT.
(67.2 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 650 SQ.FT.
(60.3 SQ.M.)

TOTAL APPROX. FLOOR AREA 1372 SQ.FT. (127.5 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms 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 operability or efficiency can be given.
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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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