



**94 Brynglas Drive, Newport. NP20 5QS**  
**£179,950**  
**Tenure Freehold**

- NO CHAIN
- END TERRACED HOUSE
- 3 BEDROOMS
- LIVING / DINING ROOM
- KITCHEN OPENING TO REAR GARDEN
- FIRST FLOOR SHOWER ROOM
- LARGE, SUNNY BACK GARDEN
- EASY ACCESS TO JUNCTION 26 OF THE M4
- OPEN TO SENSIBLE OFFERS



**\*NO CHAIN!! OPEN TO SENSIBLE OFFERS! 3 BEDROOM, END TERRACE HOUSE WITH LIVING/ DINING ROOM, KITCHEN, FIRST FLOOR SHOWER ROOM, LARGE SUNNY, EASY TO MAINTAIN REAR GARDEN WITH WITH EASY ACCESS TO JUNCTION 26 OF THE M4\***

Situated in a popular & convenient quiet location is this well presented, 3 bedroom end terraced house, close to all local amenities, popular schools, shops and bus routes whilst also having the easiest of access to junction 26 of the M4 making it perfect for commuting.

Offering living accommodation briefly comprising, to the Ground Floor: Entrance hallway, Spacious Living/Dining Room & Kitchen. On The First Floor: Three Bedrooms all with fitted wardrobes and a modern shower room with separate W/C. Outside, to the front a concrete path leads to two doors with gated rear access. To the rear, a very large easily maintained sunny garden with patio area, decorative stones and a further space for a shed/greenhouse.

The property further benefits from having UPVC double glazing throughout, a gas combi boiler and no onward chain.

Services:

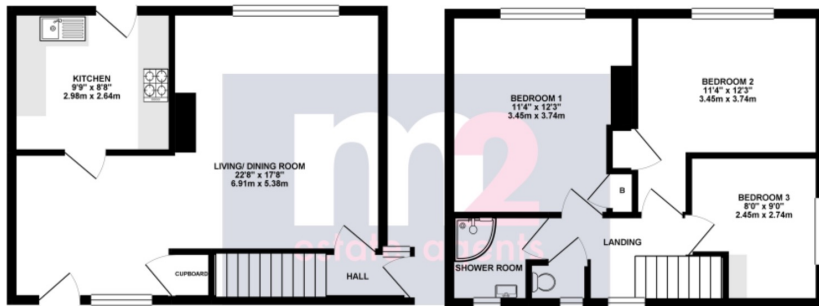
Council Tax Band:

C



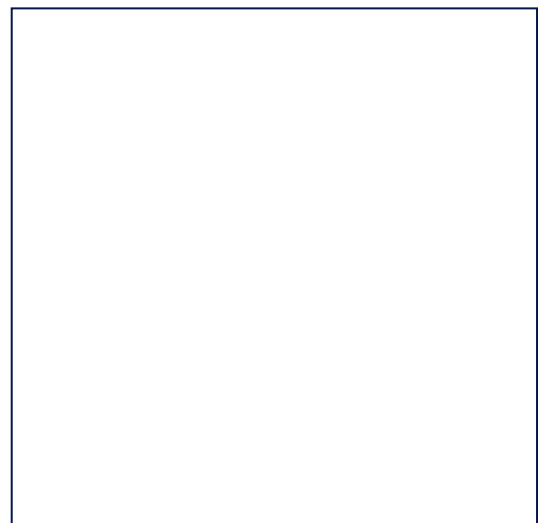
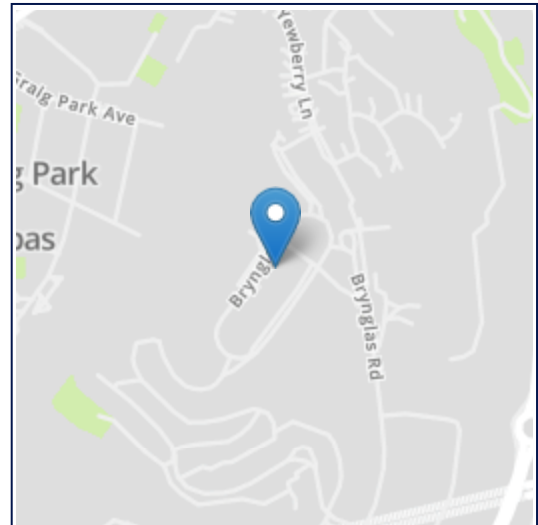
GROUND FLOOR 404.68 sq. ft.  
(37.60 sq. m.)

1ST FLOOR 399.83 sq. ft.  
(37.15 sq. m.)



TOTAL FLOOR AREA : 804.52 sq. ft. ( 74.74 sq. m.) approx.

Whilst every attempt 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, 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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