



13 Old Market Street, Usk. NP15 1AL
£215,000
Tenure Freehold

- **2 BEDROOMS**
- **UPSTAIRS BATHROOM**
- **2 SPACIOUS RECEPTION ROOMS**
- **FULLY FITTED MODERN KITCHEN**
- **SHORT WALK TO AMENITIES**
- **NO CHAIN**
- **PERIOD COTTAGE**
- **HEART OF USK TOWN**
- **GAS CENTRAL HEATING**
- **UPVC DOUBLE GLAZED**

This charming period cottage is situated on Old Market Street in the heart of Usk. It boasts two generously-sized reception rooms with high ceilings, as well as a modern kitchen with rear access. The ground floor is flooded with natural light and offers a welcoming atmosphere for entertaining or relaxing. Upstairs, there is a spacious double bedroom featuring beautiful ceiling beams, as well as a single second bedroom and bathroom. This end of terrace property is part of a picturesque courtyard composed of similar character homes, making it an ideal lock up and leave.

The entrance features a turning staircase rising to the first floor. Open to the hall, the dual aspect dining room is generously sized with a walk-in cupboard. The sitting room is brightly lit and spacious, featuring a fitted gas fire with a stylish surround. Fully tiled the kitchen is equipped with a coordinated set of base and wall cabinets in white and enamel drainer sink. Plumbed space for a washing machine and space for further appliances, door to outside.

Bedroom one is dual aspect and features partly exposed roof trusses. Bedroom2 is also dual aspect with exposed beams. Fully tiled the bathroom features a reduced ceiling height and includes a panelled bath with an overhead shower, a closed coupled w/c, and a vanity wash hand basin.

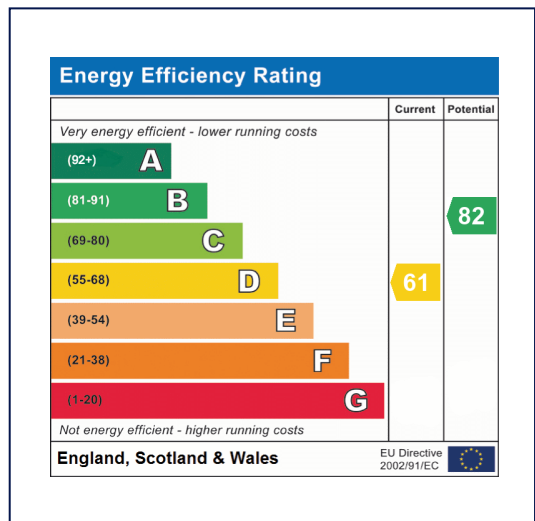
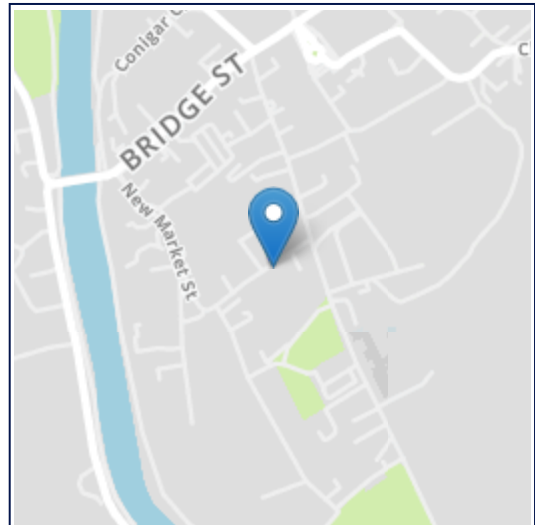
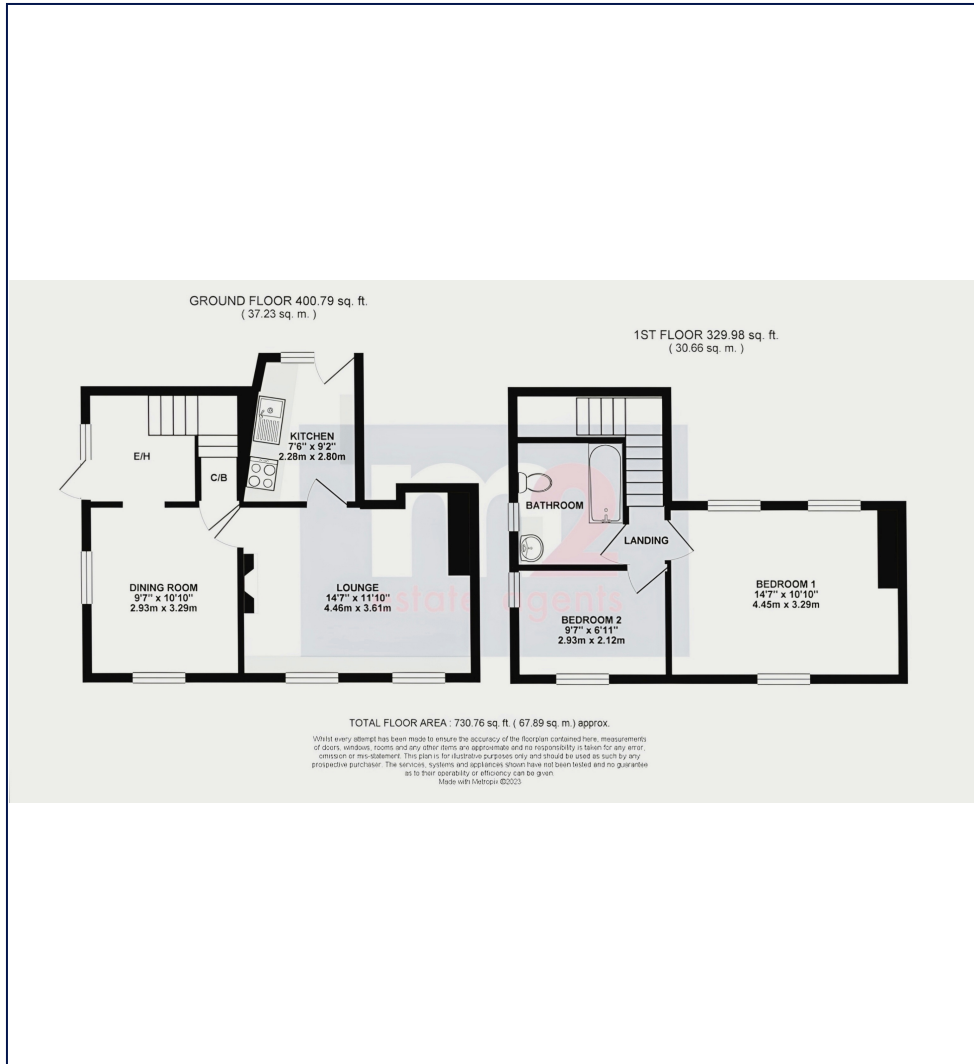
The property features a pedestrian access through a communal driveway and yard area, leading to the exterior doors. Included is a brick and slated storage shed, centrally located within a block of three structures at the rear of the property.

Services:

All mains services connected.

Council Tax Band:

E



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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