



**20 Benbow Road, Newport. NP19 9FP**  
**£175,000**  
**Tenure Freehold**

- **SPACIOUS END TERRACE HOUSE**
- **3 BEDROOMS**
- **LIVING / DINING ROOM**
- **KITCHEN**
- **NO CHAIN**
- **FIRST FLOOR SHOWER ROOM**
- **GOOD SIZE REAR GARDEN**
- **POPULAR CONVENIENT EAST SIDE LOCATION**
- **CLOSE TO JUNCTION 24 OF THE M4**

A spacious end terrace property enjoying an open outlook towards Chepstow Road, lying a short distance from Junction 24 of the M4.

The property offers ideal accommodation for a first time buyer or investor with accommodation briefly comprising: To the ground floor: An entrance hall with stairs to the first floor. A door provides access to an L shaped Lounge/Dining Room with feature fire place and windows to the front and rear. The kitchen benefits from an extensive range of wall & base units, built in oven, hob and dishwasher. A door provides access to a rear porch and integral storage shed. To the first floor: A landing provides access to 3 Bedrooms and a shower room.

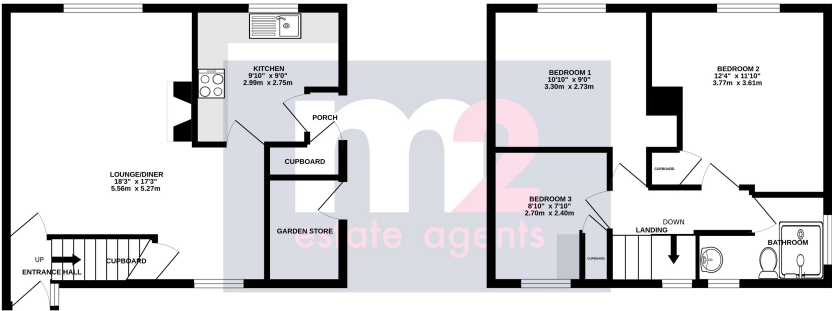
Outside: The property enjoys an open aspect to the front looking over a green area towards Chepstow Road. A gate provides side access to a good sized enclosed rear garden laid mainly to lawn. Integral garden store.

Services:  
Council Tax Band:

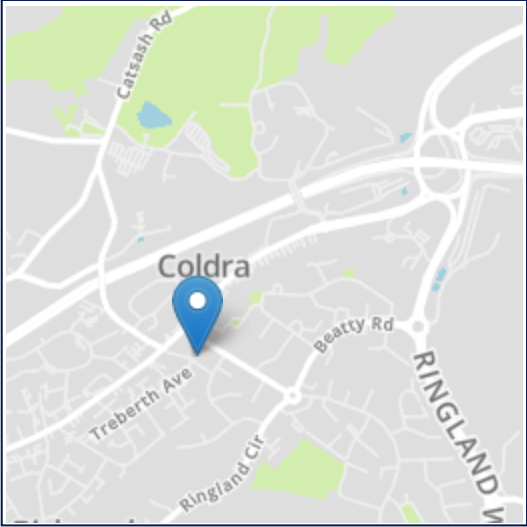


GROUND FLOOR  
405 sq.ft. (37.7 sq.m.) approx.

1ST FLOOR  
404 sq.ft. (37.5 sq.m.) approx.



TOTAL FLOOR AREA: 810 sq.ft. (75.2 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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Awaiting EPC

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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