



**93 Caerphilly Road, Bassaleg, Newport.
NP10 8LJ
£425,000
Tenure Freehold**

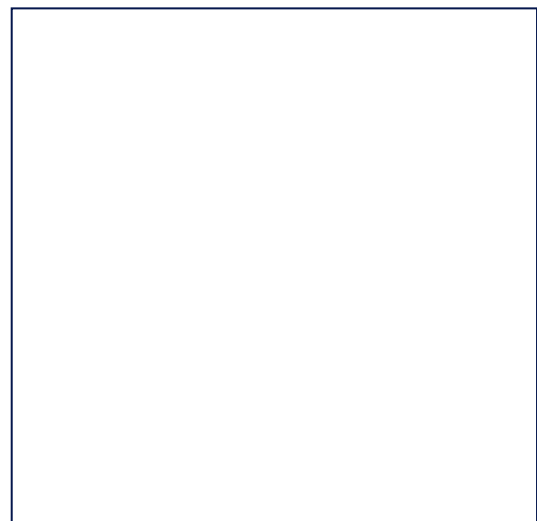
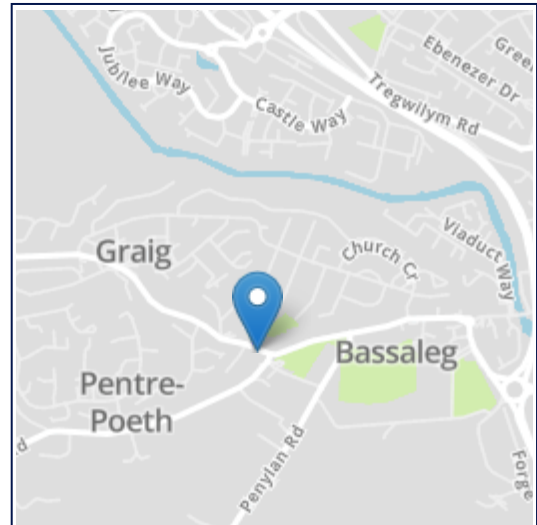
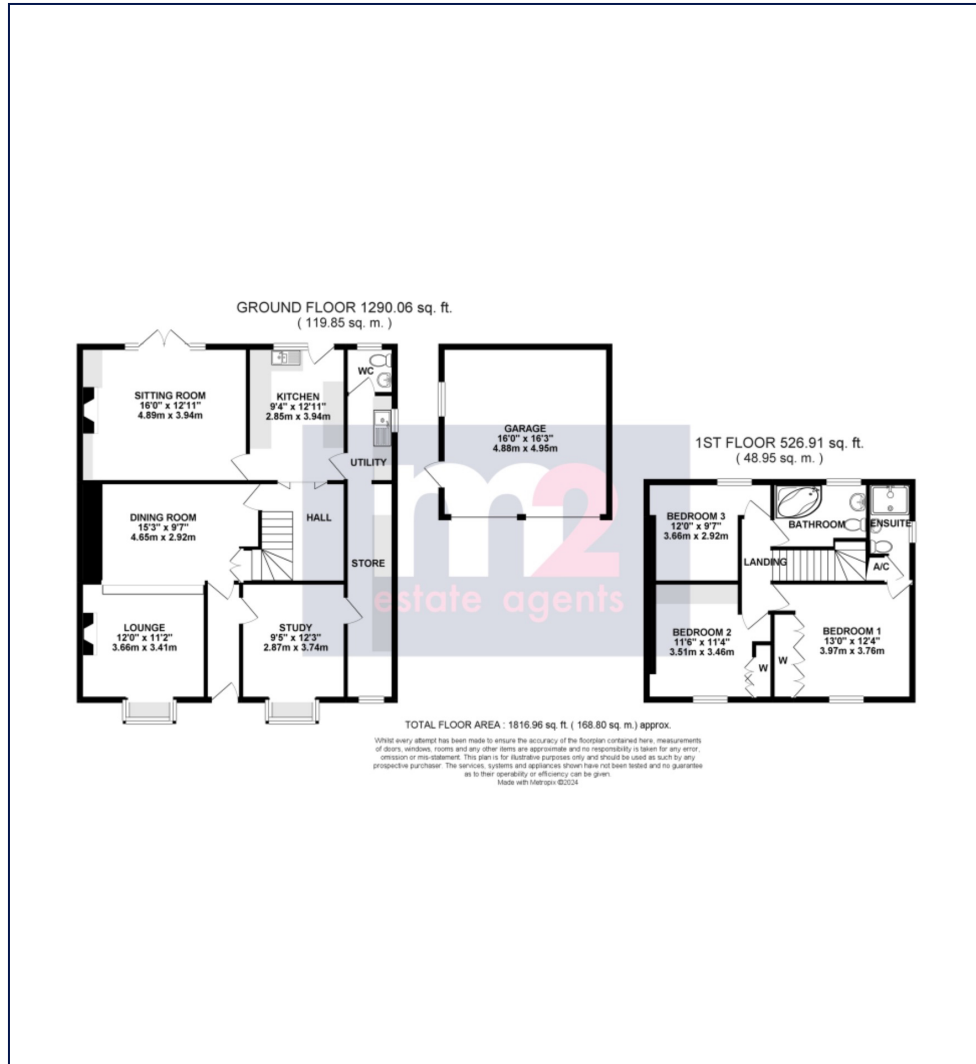
- EXTENDED DETACHED FAMILY HOME
- SOUGHT AFTER BASSALEG LOCATION
- LOUNGE OPENING TO DINING ROOM
- LARGE STUDY
- MODERN KITCHEN
- UTILITY ROOM & W/C
- EN-SUITE & FAMILY BATHROOM
- BASSALEG SCHOOL CATCHMENT AREA
- DOUBLE GARAGE

SPACIOUS, 3 DOUBLE BEDROOM, DETACHED FAMILY HOUSE IN SOUGHT AFTER BASSALEG LOCATION WITH LIVING ROOM, DINING ROOM, STUDY, MODERN KITCHEN, UTILITY/W.C, EN-SUITE, FAMILY BATHROOM & DOUBLE GARAGE WITHIN BASSALEG SCHOOL CATCHMENT AREA

A spacious detached home believed to date back to circa.1870 and forming part of The Tredegar Estate. Having been greatly extended and maintained to a good standard, the property provides excellent family accommodation comprising: to the ground floor: an entrance hall leads to a large L shaped lounge/dining room and separate study, both having box bay windows to the front. An inner hallway, provides a bar area with stairs to the first floor, the modern kitchen is fitted with an extensive range of wall and base units having built in oven, microwave and hob, a sitting room leads off with French doors to the rear. Further ground floor rooms include storage room, utility room and w/c. To the first floor: a landing provides access to 3 double bedrooms and a family bathroom. The master bedroom benefits from a modern en-suite shower room. Outside: to the rear: a patio area and lawned garden steps lead to a rear driveway and double garage.

Services:

Council Tax Band:



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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I/We acknowledge that I/we have read and understand your terms letter and that these property (93 Caerphilly Road, Newport, NP10 8LJ) details have been checked and:

Are Correct

Are Correct with Attached Amendments

Signature _____ Print Name _____

Date _____

Signature _____ Print Name _____

Date _____