



3 Hillcrest, Caerleon, Newport. NP18 3BW
£265,000
Tenure Freehold

- SOUGHT AFTER CAERLEON LOCATION
- DETACHED BUNGALOW
- 2 BEDROOMS
- KITCHEN/BREAKFAST ROOM
- LOUNGE/DINING ROOM
- ENCLOSED GARDENS TO FRONT & REAR
- DRIVEWAY
- NO CHAIN
- PERFECT FOR DOWNSIZING/RETIREMENT

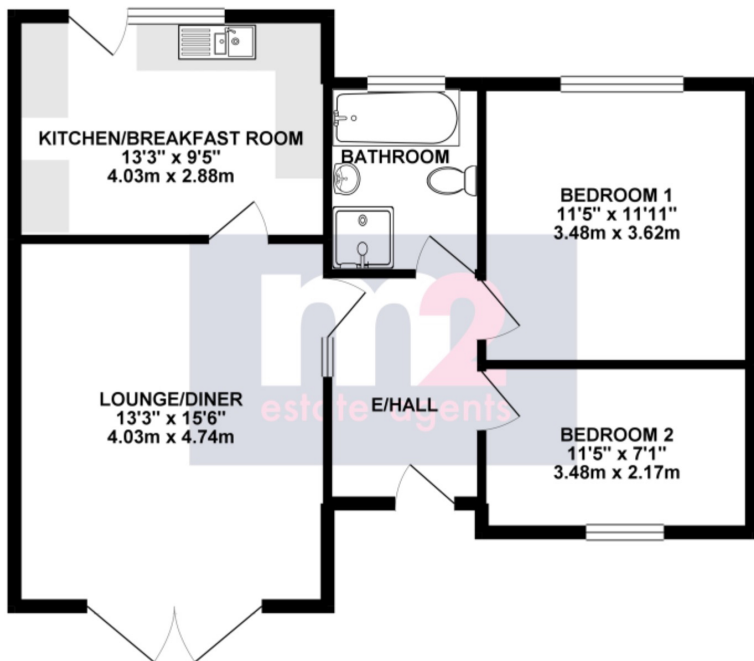
NO CHAIN! PERFECT FOR RETIREMENT! 2 BEDROOM, DETACHED BUNGALOW IN SOUGHT AFTER CAERLEON LOCATION WITH LOUNGE/DINING ROOM, KITCHEN/BREAKFAST ROOM, BATHROOM, FRONT & REAR GARDENS WITH LONG DRIVEWAY

A detached, two bedroom bungalow occupying a private level plot in this popular location off Highfield Close, close to Anthony Drive, on the fringe of Caerleon village. The property offers ideal accommodation for retirement comprising: An entrance hall leads to a good size lounge/diner with French doors over looking the front garden. A modern kitchen/breakfast room over looks the rear garden and is fitted with an extensive range of wall and base units. Two bedrooms lead off the main hallway as does the bathroom with bath and quadrant shower. Outside: To the front a garden laid mainly to lawn enclosed by fencing and hedging. Paved path lead to the main entrance pedestrian walkway and side access to driveway. To the rear: An easily maintained garden laid mainly with stone chippings, enclosed by fencing. Pathways provide access to the side driveway.

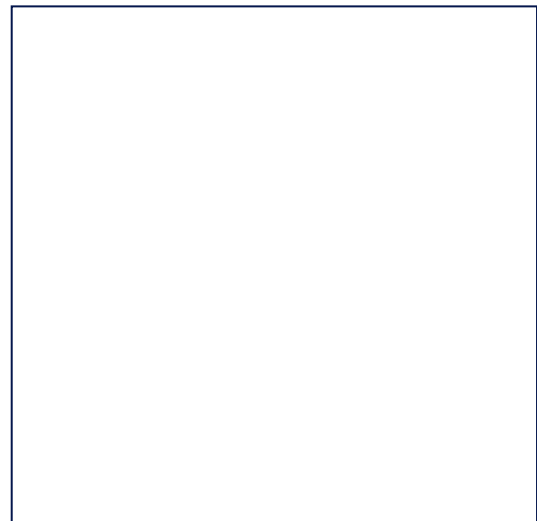
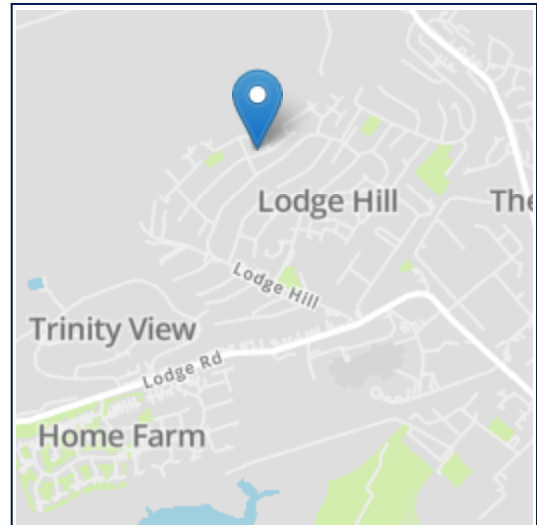
Services:
Council Tax Band:



GROUND FLOOR 663.19 sq. ft.
(61.61 sq. m.)



TOTAL FLOOR AREA: 663.19 sq. ft. (61.61 sq. m.) approx.
While every effort has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, stairs 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.
Made with Housify 02/2018



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.

M2 Estate Agents for themselves and for the Vendors and Lessors of this property whose agents they are give notice that, (i) the particulars are set out as a general outline only for the guidance of the intended Purchasers or Lessors, and do not constitute part of an offer or contract (ii) all descriptions, dimensions, reference to condition and necessary permissions for the use and occupation and other details are given without responsibility and any intending Purchasers or Tenants should not rely on them as statements or representations of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them (iii) no person in the employment of M2 Estate Agents has any authority to make or give any representation or warranty whatever in relation to this property.