

**2 Eastfield Road, Caerleon, Newport. NP18  
3EW  
£250,000  
Tenure Freehold**

- NO CHAIN
- DRIVEWAY & GOOD SIZE REAR GARDEN
- FAMILY BATHROOM
- 2/3 BEDROOMS
- KITCHEN
- SITTING ROOM/BEDROOM 3
- LARGE SEMI DETACHED PROPERTY  
ENJOYING FINE VIEWS TO THE REAR
- GOOD SIZE LOUNGE/DINER
- ENTRANCE HALL & GROUND FLOOR WC
- IDEAL PURCHASE FOR FIRST TIME BUYER



Enjoying views from the rear over the local park towards Caerleon and Wentwood this spacious 2/3 bedroom semi detached property offers an ideal purchase for a first time buyer, lying within easy access of the renowned local school and Caerleon village.

An entrance hall with parquet flooring features stairs to the first floor with w/c beneath.

A good size sitting room/bedroom faces the front. A separate lounge/diner with feature fireplace enjoys an outlook to the rear. Leading off the lounge, the kitchen benefits from a range of wall and base units, 2 further built in storage cupboards and access to the drive way.

Upstairs the landing leads to 2 large bedrooms with eaves storage, the 2nd with large airing cupboard enjoys far reaching views from the rear. The family bathroom is fitted with a white suite with shower over bath.

Outside: To the front: A brick paved drive leads past a lawned garden through double gates to a wide side access.

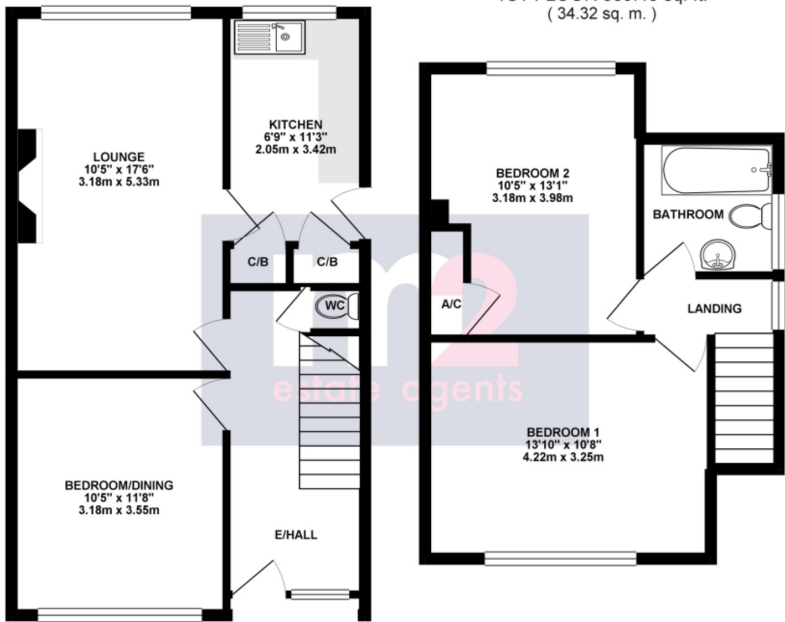
To the rear: A good size garden enjoying a sunny aspect having bordering shrub beds all enclosed by fencing.

Services:  
All mains services connected.  
Council Tax Band:  
D



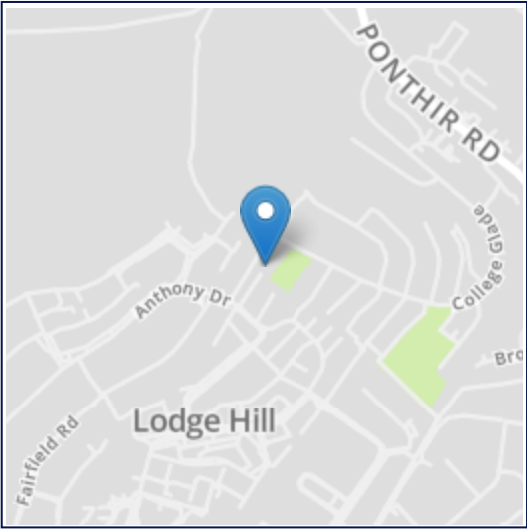
GROUND FLOOR 499.46 sq. ft.  
( 46.40 sq. m. )

1ST FLOOR 369.43 sq. ft.  
( 34.32 sq. m. )



TOTAL FLOOR AREA : 868.89 sq. ft. ( 80.72 sq. m. ) approx.

We have made every attempt to ensure the accuracy of the floorplan contained here. 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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