



Grosvenor Road

Guide Price £250,000 - £260,000

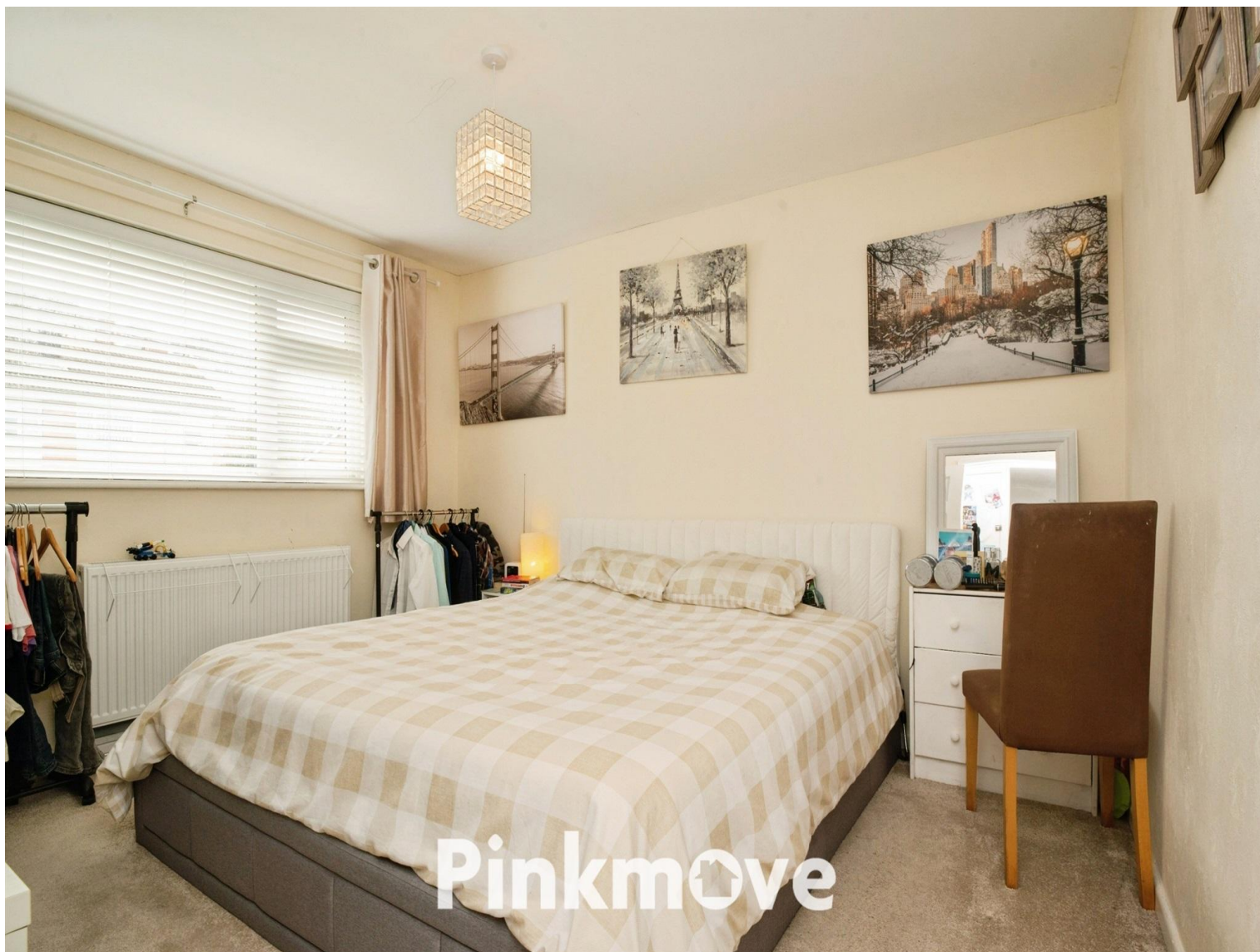
- Guide Price £250,000 to £260,000
- Attractive Three-Bedroom Semi-Detached Property
- Generous Enclosed Rear Garden
- Garage and Driveway
- Superb Transport Links
- EPC Rating: D



 3  1  2

Pinkmove

01633 746088
team@pinkmove.co.uk



About the property

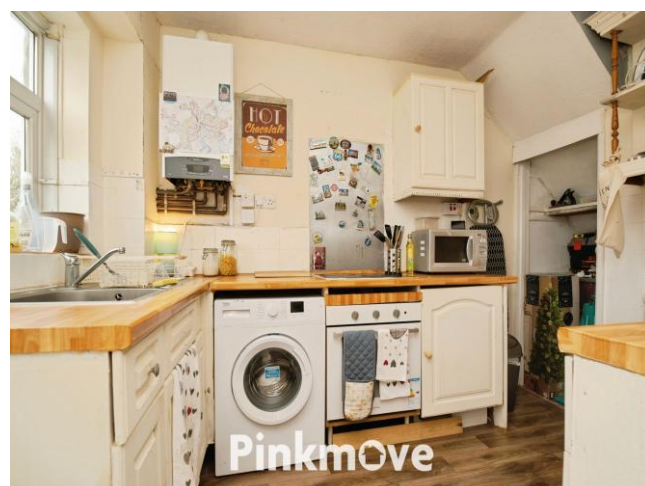
This beautifully maintained and much-improved three-bedroom semi-detached property is situated in the highly sought-after Bassaleg area of Newport. Ideally positioned just minutes from excellent amenities, reputable primary and secondary schools, and main road connections, the home offers a superb balance of comfort, practicality and convenience.

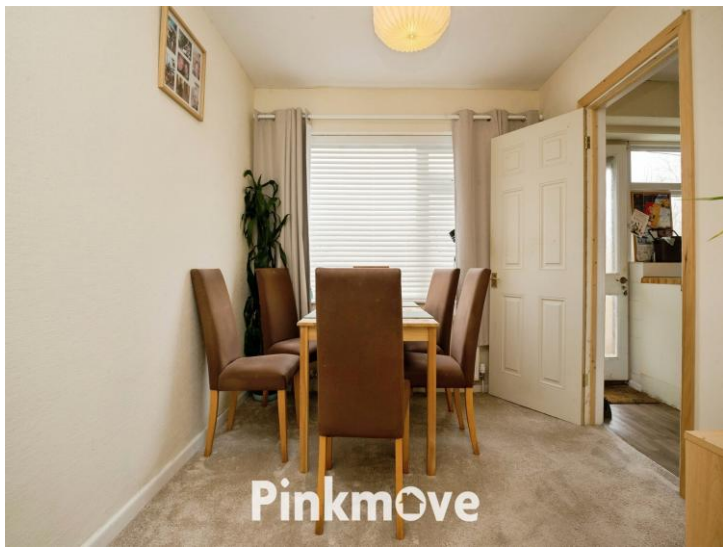
Local shops, bus stops and the well-regarded Pentrepoeth Primary and Bassaleg Comprehensive are within walking distance, while the M4 and Pye Corner Railway Station provide excellent commuting options.

To the front, the property benefits from a driveway providing off-road parking. Upon entering to the rear, the hallway gives access to the living room, dining room and fitted kitchen. The home features two well-proportioned reception rooms, offering flexible family living, and a utility room for added practicality. From here, steps lead out to a generous, enclosed tiered garden, providing a fantastic outdoor space for families, relaxation or entertaining.

Upstairs, the property offers two generous double bedrooms, a third bedroom that can serve as an office or dressing room, a family bathroom and a separate WC. Additional advantages include a garage and useful basement storage space, enhancing the versatility of the home.

Set within a quiet and well-regarded area, and close to a wide range of local facilities and transport links, this property is a wonderful opportunity for buyers seeking a well-connected family home.





Accommodation

Lounge

Dining Room

Kitchen

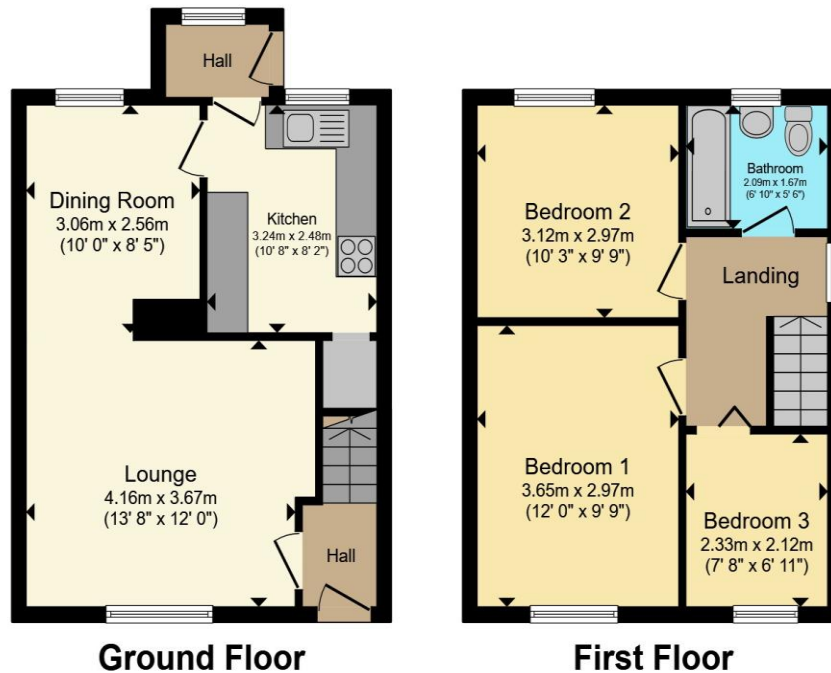
Bedroom 1

Bedroom 2

Bedroom 3

Bathroom

Floorplan



Total floor area 72.6 sq.m. (781 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.localagent.com



Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let

