



£310,000

Preston Avenue, Newport

Terraced House | 3 Bedrooms | 1 Bathroom

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Step Inside

Key Features

- Nicely presented bay fronted family home
- Double driveway
- Two reception rooms
- Lovely enclosed rear garden
- Large kitchen/breakfast room
- Allt-yr-yn location
- Three bedrooms
- A few minutes' walk to excellent amenities
- First floor family bathroom
- Excellent commuter routes

Property Description

Botham Williams Estate Agents are proud to present this beautiful Victorian family home in a sought-after residential area of Ridgeway, Newport. The location boasts convenience with easy access to the city centre, Cardiff and commuter routes to Bristol and London.

Main Particulars

Botham Williams Estate Agents are proud to present this beautiful Victorian family home in a sought-after residential area of Ridgeway, Newport. The location boasts convenience with easy access to the city centre, Cardiff and commuter routes to Bristol and London.

Currently occupied by a young family with three small children they've listed a number of highlights including cosy movie nights in the front room, cooking breakfast together on weekends in the spacious kitchen/diner and exploring the local cafes and green spaces.

This delightful home features three bedrooms – the principle featuring built-in wardrobes, two reception rooms, a sizeable kitchen with dining space, access to the garden from both the kitchen and reception room two, high ceilings, a recently modernised family bathroom, as well as a decent sized garden and patio area, with a large garage/storage to the rear.

Ground floor

Lounge (3.99 X 4.39 Into Bay (13'1" X 14'4" Into Bay))

The first reception room features a working, period fireplace, with built in alcove shelving and plenty of natural light. The high ceilings throughout the property provide a light and airy feel.

Dining Room (3.42 Max X 3.43 (11'2" Max X 11'3"))

The second reception room also features a working, period fireplace and leads out through double patio doors to the garden; an ideal space for entertaining.

Kitchen/Breakfast Room (5.49 X 3.00 Max (18'0" X 9'10" Max))

The kitchen/diner provides a wealth of space for family meals, entertaining, or peaceful dining, taking in the view of the garden, filled with green foliage. Featuring a double oven, ample wooden wall and base units and plenty of counter space. This too leads out into the garden for a more al-fresco feel.

First Floor

Master Bedroom (5.20 Max X 4.36 Into Bay (17'0" Max X 14'3" Into B)

The upstairs features a large master bedroom, with beautiful bay windows allowing the morning sun to flood through. The built-in wardrobes provide a wealth of space and give the room a sense of grandeur.

Bedroom 2 (3.50 Max X 3.49 (11'5" Max X 11'5"))

A double bedroom with ample space for storage with window facing the side of the property.

Bedroom 3 ((Unable To Measure) ((Unable To Measure)))

Single bedroom located at the top of the stairs. Perfect for third bedroom or can be used as a working from home space. Window to the side of the property.

Family Bathroom (3.05 X 1.71 Max (10'0" X 5'7" Max))

A recently modernised family bathroom comprising bath with shower overhead, WC and sink. Tiled walls and floor with chrome wall mounted towel rail.

Outside

The garden features both decking and astro-turf, adorned with palm trees, leading to the tucked-away garage/storage area, providing plenty of opportunity to create a home-office, an annexe, or a home gym.

If you are seeking a three-bedroom home with original and modern features, a well-presented garden, off-road parking, and convenient access to local amenities and commuter routes, then look no further. It's perfect for a couple, a new, or growing family. Don't miss the opportunity to make this wonderful property your new home. Contact us today to arrange your viewing.



Telephone: 01446 488288



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