



## 1a East View, Pontypool, NP4 6HQ

Asking price £195,000



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## MAIN DESCRIPTION

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Upon entering, you are welcomed by a spacious entrance hall that leads to two inviting reception rooms. The lounge provides a perfect setting for relaxation and entertaining. Adjacent to it, the family room offers additional living space that can be tailored to your needs. The kitchen is well-equipped.

The first floor features three well-proportioned bedrooms, including a master suite with an en-suite bathroom, ensuring privacy and convenience. The additional bedrooms are perfect for children, guests, or even a home office. A modern shower room completes the upper level, providing ample facilities for the household.

Outside, the property boasts an enclosed forecourt with gates leading to off-road parking, a valuable asset in this area. The rear garden is a true highlight, featuring a good-sized enclosed space with a patio area and artificial grass.

Conveniently located near local amenities, including a Tesco supermarket and major transport links, this property offers both comfort and accessibility. This semi-detached house is offered with vacant possession.

### Entrance Hall

Lounge  
6.45m x 4.47m

Family Room  
6.02m x 3.15m

Kitchen  
4.2m x 2.77m

First Floor  
Landing

Bedroom One  
4.72m x 3.2m

En-Suite

Bedroom Two  
3.43m x 3.35m

Bedroom Three  
2.97m x 2.18m

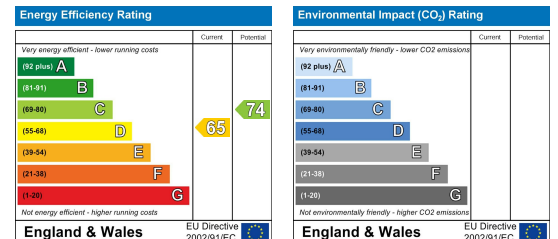
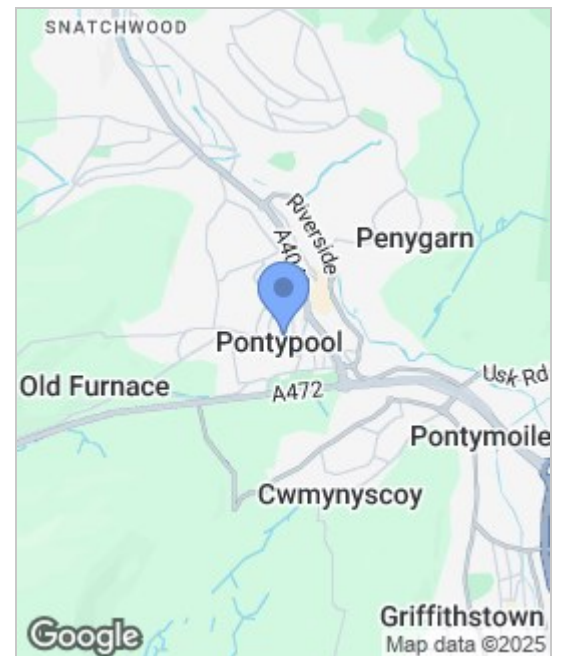
Shower Room

Outside  
Enclosed forecourt, gates to off road parking for 4/5 vehicles.

Tenure Freehold

Council Tax Band 'B'

NB: One2One Estate Agents have been advised by the seller the details pertaining to this property. It is the buyer's responsibility to determine council tax band and tenure. We would encourage any interested parties to seek legal representation and obtain professional advice prior to purchase.



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