



21 Midsummer Road, Cwmbran, NP44 1FR

Offers in excess of £575,000



This impressive detached house on Midsummer Road offers a perfect blend of space and comfort. Boasting five generously sized bedrooms, this substantial property is ideal for families seeking room to grow. The well-presented interior features two inviting reception rooms, providing ample space for relaxation and entertaining guests.

For those with multiple vehicles, the property offers parking for up to eight cars, a rare find that adds to the practicality of this home. Whether you are hosting family gatherings or simply enjoying the tranquillity of your surroundings, this house is designed to meet all your needs.

In summary, this delightful home on Midsummer Road is a fantastic opportunity for anyone looking to settle in a vibrant community while enjoying the comforts of a spacious and well-appointed residence. Don't miss the chance to make this remarkable property your own.



MAIN DESCRIPTION

An exceptional former show home – The Marlowe design – beautifully positioned on a generous corner plot with attractive views and offering substantial, upgraded accommodation arranged over three impressive storeys. This outstanding and highly versatile family residence combines space, style and practicality, making it ideal for modern family living.

Perfectly located with direct access to the A4042 dual carriageway, the property is just five minutes from Cwmbran Town Centre and its railway and bus stations, offering superb commuting convenience. The ever-popular Monmouthshire & Brecon Canal runs through the development, providing picturesque walks and a wonderful lifestyle setting.

From the moment you arrive, the home's former show home status is evident in its enhanced finishes and thoughtful design.

A spacious and welcoming entrance hall creates an immediate sense of grandeur, with stairs rising to the first floor, a useful downstairs storage cupboard and access to a convenient ground floor WC.

To the front of the property, a versatile dining room or study enjoys a charming box bay window, making it the perfect home office, playroom or formal dining space. The generous lounge is equally impressive, filled with natural light from a box bay window to the front and complemented by doors opening onto the rear garden. This flowing layout provides a wonderful balance of cosy family evenings and effortless entertaining.

The heart of the home is undoubtedly the modern kitchen/diner – a superbly appointed and light-filled space with windows to the side and doors opening directly onto the rear patio. During warmer months, the space truly comes into its own, allowing seamless indoor-outdoor living, perfect for summer barbecues, al fresco dining and entertaining guests. The kitchen is fitted with an extensive range of contemporary base and wall units with work surfaces over, complemented by a central island with seating – ideal for casual breakfasts and social gatherings. Integrated appliances include an induction hob, electric double oven, fridge/freezer, dishwasher and wine fridge. There is ample space for a large family dining table and chairs, making this an exceptional hub of the home. A separate utility room provides plumbing for a washing machine, space for a tumble dryer and a door to the rear garden.

The first floor hosts an impressive principal suite, beautifully light and spacious, complete with a dedicated dressing area with fitted wardrobes. The luxurious en suite bathroom comprises a panelled bath, double shower cubicle with power shower, low level WC and pedestal wash hand basin, with windows allowing for natural light and ventilation.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Bedrooms two and three are both generous doubles with fitted wardrobes, with bedroom two benefiting from its own en suite shower room featuring a shower cubicle, vanity wash hand basin, low level WC and window. A family bathroom completes the first floor accommodation.

The second floor continues to impress, offering two further double bedrooms, both with fitted wardrobes, along with an additional shower room – ideal for teenagers, guests or multi-generational living.

Externally, the enclosed rear garden enjoys a large patio area perfect for entertaining and low-maintenance landscaping for ease of upkeep. The corner plot provides a lawned area to the side, enhancing the sense of space and privacy.

To the front, the property boasts extensive off-road parking leading to a double garage. One half of the garage has been thoughtfully converted into a versatile office space, ideal for home working, a gym or hobby room, while still retaining practical storage or parking space in the remaining section.

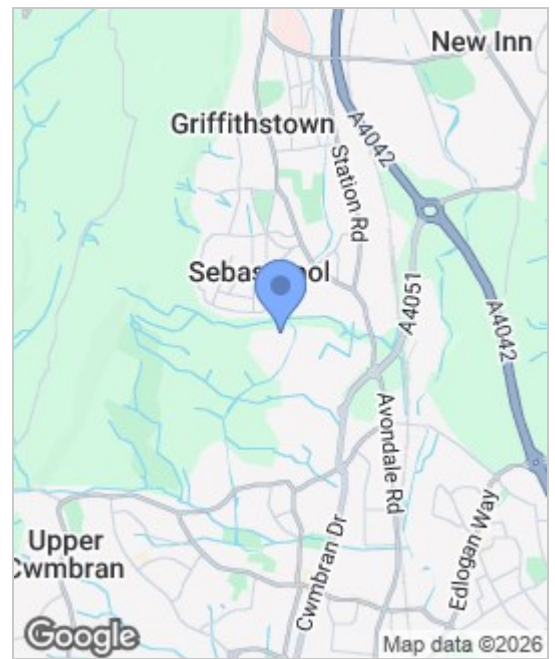
This superb former show home offers flexible living across three floors, upgraded features throughout and a prime, well-connected location. A truly impressive family home that must be viewed to be fully appreciated.

To further enhance its impressive credentials, the property benefits from a comprehensive suite of energy-efficient upgrades, including solar panels, battery storage and an air source heat pump — providing both environmental sustainability and long-term cost savings.

TENURE: FREEHOLD

COUNCIL TAX BAND: F

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.



Ground Floor

Lounge	3483 x 7013mm	11'5" x 23'3"
Kitchen/Family	3384 x 4282mm	11'1" x 20'7"
WC	975 x 1600mm	3'2" x 5'3"
Dining	3784 x 3383mm	10'5" x 11'1"
Utility	1784 x 2061mm	5'10" x 6'9"

Approximate dimensions



First Floor

Bedroom 1	3784 x 4287mm	10'5" x 20'8"
En Suite 1	3384 x 2849mm	11'1" x 9'4"
Bedroom 2	3483 x 3678mm	11'5" x 12'1"
En Suite 2	1637 x 2061mm	5'4" x 6'9"
Bedroom 3	3483 x 2456mm	11'5" x 8'1"
Bathroom	1698 x 3095mm	5'7" x 10'2"

Approximate dimensions



Second Floor

Bedroom 4	3409 x 3100mm	11'4" x 14'9"
Bedroom 5	3264 x 3220mm	10'8" x 10'7"
Shower room	1776 x 2261mm	5'10" x 7'4"

Approximate dimensions

Energy Efficiency Rating	
	Potential
Very energy efficient - lower running costs	93
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
England & Wales	EU Directive 2002/91/EC

Environmental Impact (CO ₂) Rating	
	Potential
Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC