



33 Aspen Way, Malpas, Newport, NP20 6LB

Asking Price £130,000

A fantastic opportunity to acquire this TWO BEDROOM, first floor flat, ideally located in the sought-after area of Malpas. Offered with NO ONWARD CHAIN, this property is perfect for first-time buyers, investors, or those looking to downsize. The accommodation comprises a spacious living room featuring a large picture window that floods the space with natural light, a fitted kitchen, two bedrooms, and a family bathroom. The property also benefits from a GARAGE located in a nearby block, providing secure parking or additional storage.

Situated in a convenient location, the flat is within close proximity to local schools, shops, and amenities, with excellent transport links to the M4 motorway, making it ideal for commuters.

Council Tax Band - B

EPC Rating - D



Lakeside House, Llantarnam Parkway, Cwmbran, NP44 3GA
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Entrance

Part glazed front entrance door to;

Entrance Hall

Radiator, stairs to living space. double glazed window to side, two built in cupboards, doors to;

Bedroom One

9'10" x 14'4" (3.01 x 4.39)

Double glazed window to rear, radiator, coving

Bedroom Two

8'2" x 11'3" (2.49 x 3.44)

Double glazed window to rear, radiator, coving, built in cupboard housing boiler

Living Room

12'3" x 13'1" (3.74 x 3.99)

Picture double glazed window to front, coving, radiator, door to;

Kitchen

9'0" x 6'5" (2.76 x 1.98)

Fitted with a range of base and eye level wall units with roll top work preparation surfaces over, inset stainless steel one and a half bowl sink and drainer unit, gas hob with oven under, extractor hood over, space for fridge freezer, double glazed window to front

Bathroom

5'5" x 6'2" (1.67 x 1.90)

Three piece suite comprising; panelled bath with mains shower over, low level WC, vanity wash hand basin, radiator, obscure double glazed window to side

Outside

Rear - shared side access to rear with the lower level laid to patio, remainder laid to decking
Garage located in nearby block

Tenure

We have been advised that the property is Leasehold. To be verified

Measurements and floorplans are supplied as guidance and must be considered as approximate only

