



63 Lysaght Way, Newport, NP19 4AL

£130,000

A well-presented ONE BEDROOM COACH HOUSE situated in the highly sought-after Lysaght Way development, this property offers an excellent opportunity for first-time buyers. The accommodation comprises a spacious open-plan kitchen and living area, a comfortable double bedroom, and a modern family bathroom.

Externally, the property benefits from DRIVEWAY PARKING and a GARAGE complete with power and lighting. Conveniently located within easy reach of Newport city centre, local schools, and excellent transport links, this home combines comfort with practicality.

Early viewing is highly recommended to fully appreciate what this property has to offer.

EPC Rating: C
Council Tax Band: B



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Entrance

Front entrance door to;

Entrance Hall

Stairs to first floor, front entrance door to;

Open Plan Living Room/Kitchen

17'7" x 9'8" (5.37 x 2.95)

Fitted with a range of base and eye level wall units, roll edge work surfaces, inset stainless steel one and a half bowl sink and drainer unit, inset gas hob with oven under and stainless steel filter hood over, space for dishwasher, plumbing for automatic washing machine, space for fridge/freezer, radiator, velux window, inset spotlights to ceiling, wall mounted boiler, door to;

Bedroom

12'7" x 9'1" (3.85 x 2.78)

Double glazed window to front, radiator, access to loft space, door to;

Shower Room

4'8" x 6'10" (1.44 x 2.09)

Mains shower cubicle, pedestal wash hand basin, low level WC, ceramic tile splashbacks, radiator, inset spot lights to ceiling, built-in storage cupboard

Outside

Pedestrian access to front entrance door, driveway parking and access to garage with power and light connected

Tenure

We have been advised the property is Freehold, to be verified

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

