

## Fosmaen House Golden Mile View Newport



### FIRST FLOOR TWO BEDROOM FLAT IN NEED OF UPDATING.

- NO ONWARD CHAIN
- FITTED KITCHEN
- SECURE INTERCOM SYSTEM
- ALLOCATED PARKING
- SPACIOUS LOUNGE/DINER
- FIRST FLOOR APARTMENT
- TWO DOUBLE BEDROOMS
- CLOSE TO ALL MAJOR ROAD LINKS AND RAIL TRANSPORT
- NEAR TO LOCAL AMENITIES
- PERFECT BUY-TO-LET OR FRIST TIME BUY OPPORTUNITY

**Chain Free £125,000**



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# **Fosmaen House, Golden Mile View, Newport NP20 3PD**

## **Introduction**

A fantastic opportunity to purchase this two bedroom first floor flat situated just off Bassaleg Road in Newport, offering easy access to excellent amenities and major road connections. Within walking distance there are local shops, bus stops and well regarded schools as well as the M4 being just around the corner, providing an easy commute to neighbouring towns and cities.

On entering the flat, the hallway leads off to a spacious lounge/diner, kitchen with integrated appliances, bathroom and two double bedrooms with built-in wardrobes. There is also one allocated parking space and a secure intercom system.

This will be an ideal first time purchase or buy-to-let investment.

## **Tenure**

Leasehold. We are advised the lease was 125 years from January 2004, meaning approximately 104 years remaining. Annual costs equate to approximately £1570 however all figures should be confirmed by your solicitor

## **Council Tax**

Band C

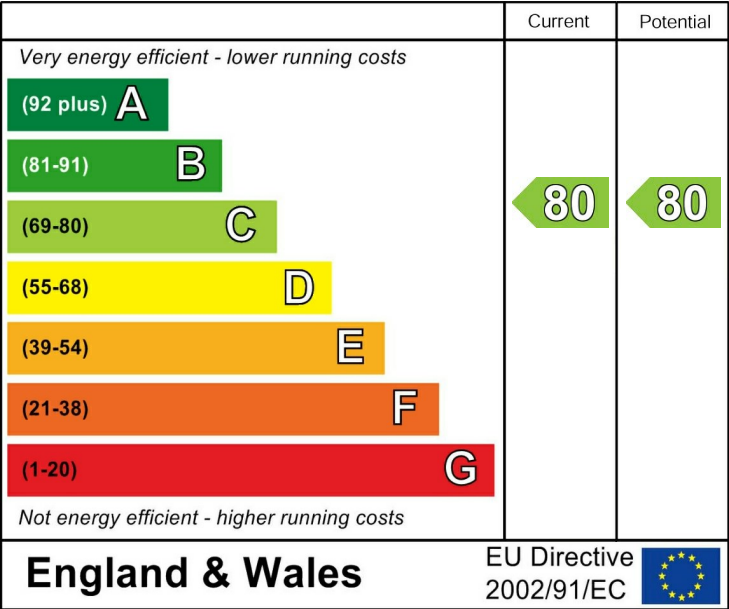
## **Viewings**

By prior appointment with vendors agents James Douglas. Tel: 01633 212666.

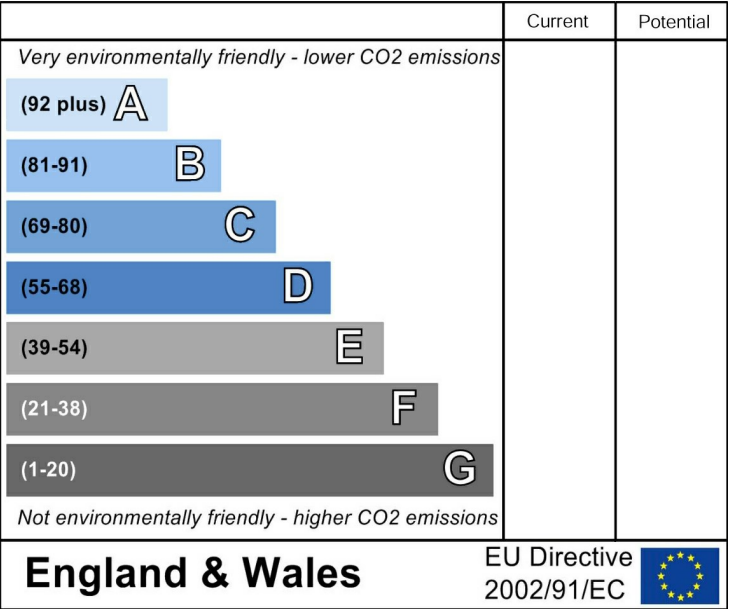
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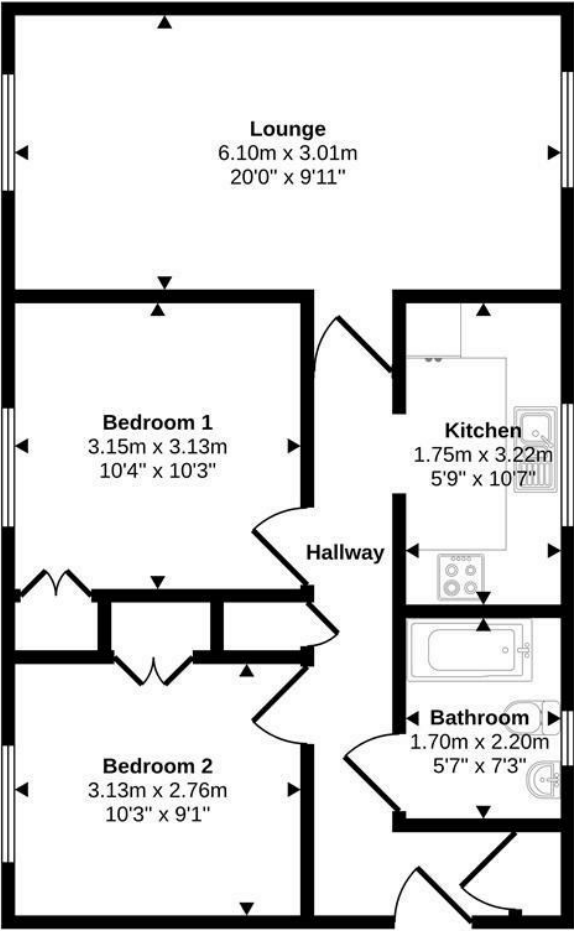
### Energy Efficiency Rating



### Environmental Impact (CO<sub>2</sub>) Rating



Approx Gross Internal Area  
59 sq m / 640 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.