

54 Collingwood Avenue Newport



ONE BEDROOM GROUND FLOOR FLAT NEAR TO AMENITIES

- GROUND FLOOR FLAT
- ONE DOUBLE BEDROOM
- OPEN PLAN KITCHEN/LIVING AREA
- BATHROOM
- INTERCOM SYSTEM
- OFF ROAD PARKING
- WALKING DISTANCE TO AMENITIES
- MAJOR ROAD LINKS CLOSE BY
- PERFECT FIRST PURCHASE OR BUY-TO-LET
- NO ONWARD CHAIN

Chain Free £75,000

Introduction

Offered for sale with no onward chain and situated in this ever popular development just off Somerton Road is this ground floor apartment, a short walk from excellent amenities and a short drive to handy road connections. Local shops and bus stops are within walking distance as well as the M4 and A48 being just around the corner, providing an easy commute to Cardiff, Bristol and beyond.

We feel this apartment would make the perfect first time purchase or buy-to-let due to the strong demand for rental properties in the area. Upon entering, we are welcomed into the hallway which leads off to one double bedroom, a bathroom and an open plan kitchen/dining/living area then, to the rear, off road parking.

Further information and room dimensions can be found below;

GROUND FLOOR

Kitchen 10'0" max x 5'2" (3.06 max x 1.59)

A range of wall and base units, space, power and plumbing for fridge/freezer, cooker and washing machine

Lounge 13'6" x 10'9" (4.13 x 3.28)

Bedroom 13'6" (into wardrobes) x 10'0" (4.13 (into wardrobes) x 3.05)

Bathroom 10'3" x 6'2" (3.14 x 1.89)

Council tax

Band A

Tenure

Leasehold. We are advised there are approximately 88 years remaining and the annual charges for service charge are approximately £1,200 and the annual ground rent is £65

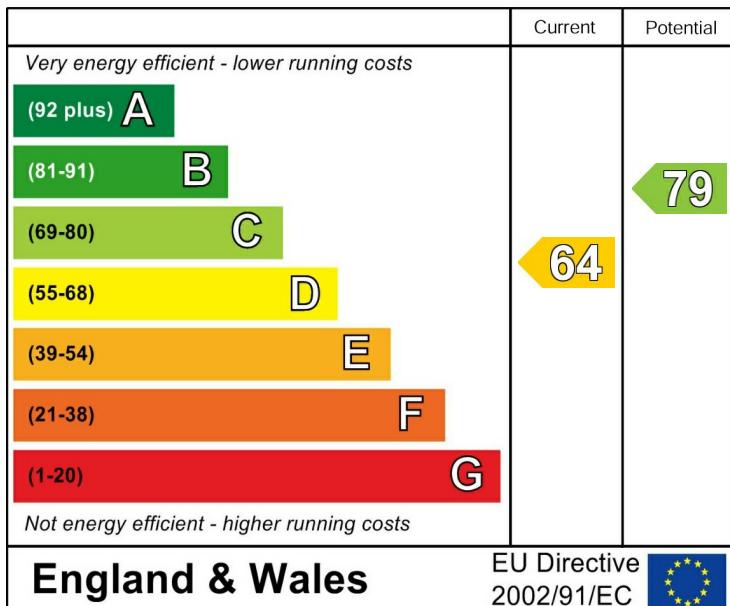
Viewings

By prior appointment with vendors agents Nuttall Parker. Tel: 01633 212666.

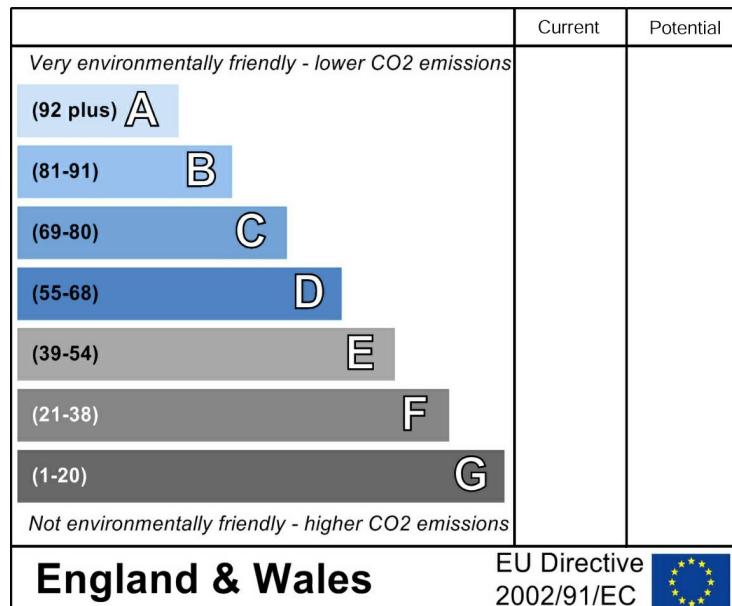
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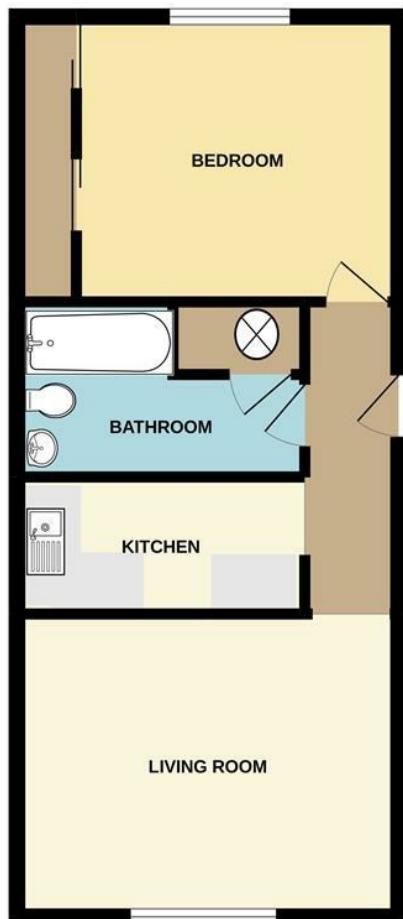
Energy Efficiency Rating



Environmental Impact (CO₂) Rating



GROUND FLOOR



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