



# PONTNEWYNYDD

Offers over **£275,000**



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# 4 GROVE CLOSE

Torfaen NP4 6RL



Downstairs WC  
Garden pool  
Close to an abundance of amenities

Introducing Grove Close, a detached three-bedroom property tucked away on a private lane. This charming home offers a range of desirable features, including an attached garage for convenient parking and storage.

The layout includes a separate dining room, perfect for entertaining guests, as well as a large kitchen and lounge area, providing ample space for comfortable living.

Step outside to the garden and discover a delightful surprise small pool, creating a refreshing oasis for relaxation and enjoyment. Grove Close presents a wonderful opportunity to embrace a comfortable lifestyle in a peaceful setting.



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### KEY FEATURES

- No onward chain
- Detached
- Separate dining room
- Single garage
- Generous kitchen space
- Access via private lane





# STEP INSIDE



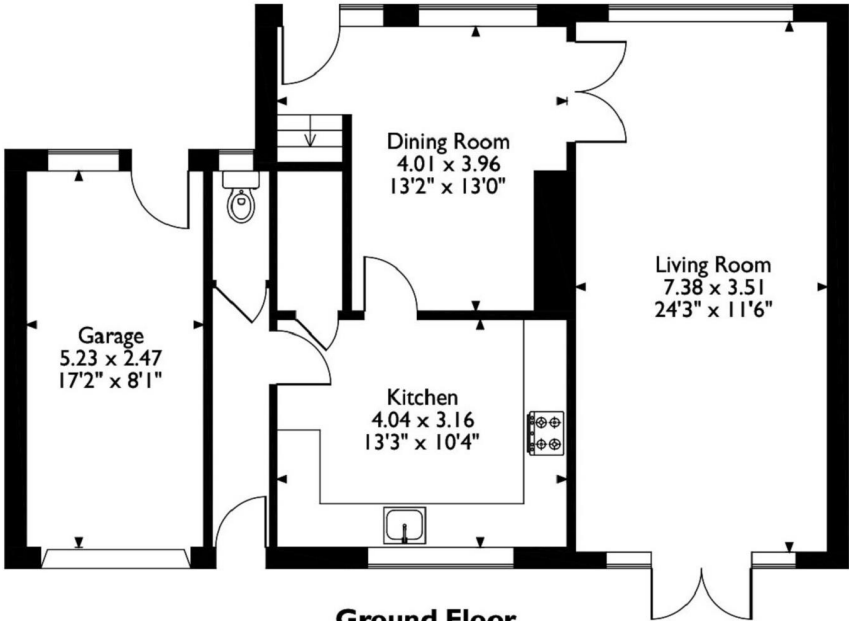
Step inside Grove Close and be welcomed by its inviting interior. The ground floor features a convenient downstairs WC, ensuring practicality and ease of use for residents and guests alike.

The large kitchen is a culinary enthusiast's dream, offering ample counter space and storage. It provides the perfect setting for creating delicious meals and culinary adventures.

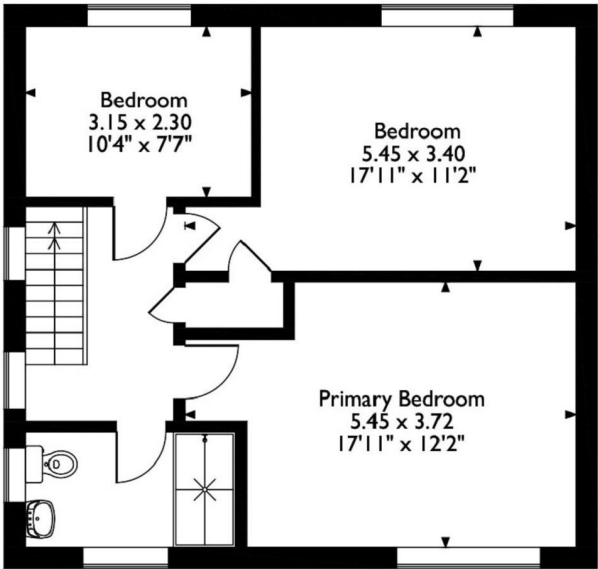
Adjacent to the kitchen, the separate dining room awaits, providing a dedicated space for enjoying meals with family and friends. It's warm and inviting atmosphere sets the stage for memorable gatherings and shared moments.

The generous lounge offers a comfortable retreat, perfect for relaxation and entertaining. Whether you're unwinding after a long day or hosting guests, this spacious area provides plenty of room to spread out and make yourself at home.

Approximate Gross Internal Area  
Main House = 117 Sq M/1260 Sq Ft  
Garage = 13 Sq M/140 Sq Ft  
Total = 130 Sq M/1400 Sq Ft



Ground Floor



First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Making your way to the upper level, you'll find three bedrooms, each offering its own unique charm. Bedrooms one and two are particularly noteworthy, boasting ample size to accommodate various furniture arrangements and personalisation.

Completing the ensemble is the modern bathroom, exuding style and functionality. Its contemporary fixtures and sleek design create a serene atmosphere, providing a private oasis for rejuvenation and self-care.

Grove Close offers a harmonious blend of comfort and functionality, providing a welcoming space for both everyday living and special occasions.

Step inside and discover a home that effortlessly combines style and practicality, inviting you to create lasting memories in a space you'll be proud to call your own.



# STEP OUTSIDE



The driveway offers convenient parking and grants easy access into the garage, ensuring practicality and security.

The front garden boasts a lush, neatly laid lawn, adding a touch of greenery to the surroundings. Moving to the rear, you'll discover a low maintenance split-level garden, designed for ease of upkeep.

At the back, a pool awaits, creating a tranquil oasis for leisure and enjoyment.

## INFORMATION

Postcode: NP4 6RL

Tenure: Freehold

Tax Band: E

Heating: Gas

Drainage: Mains

EPC: TBC



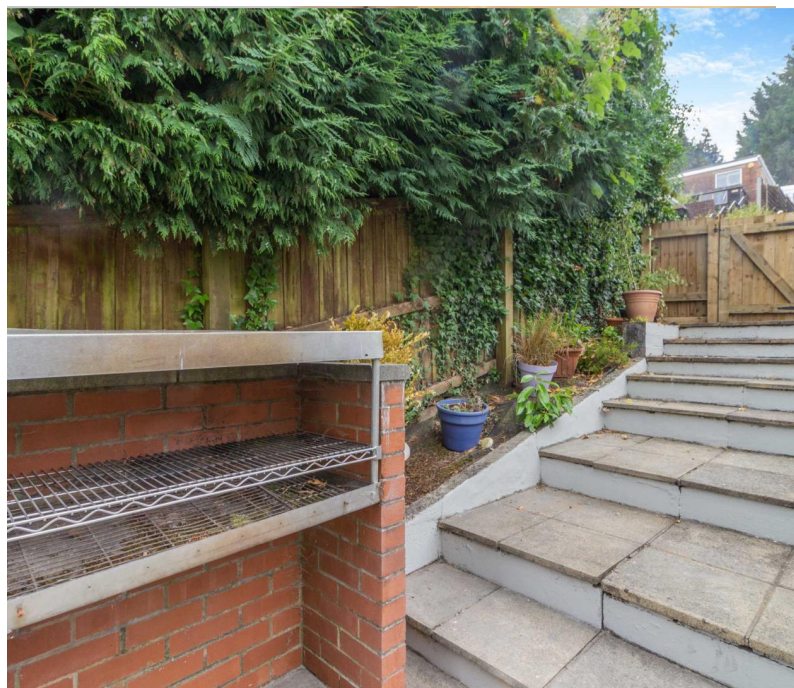




## DIRECTIONS

North bound on the (A4043) into Pontnewynydd along Osborne Road, drive past the Petrol station, and continue up over the hill and take a left onto Pentrepod Road. Follow the road up and take the third right onto Grove Close.





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