



CAERLEON

Guide price **£270,000**



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# 5 EASTFIELD DRIVE

Caerleon, Newport, Newport NP18 3FZ



Driveway  
Detached garage  
Downstairs WC

Nestled on Eastfield Drive in the increasingly popular Old Roman village of Caerleon, this appealing three-bedroom semi-detached home offers an ideal opportunity for families or first-time buyers. Conveniently close to local schools, shops and restaurants, the property combines comfort with practicality. The current owners have tastefully decorated throughout, enhancing the home's stylish appeal, and it now boasts a very modern kitchen and contemporary bathroom. Additional highlights include a detached garage, ample driveway parking and impressive views across the surrounding landscape. With the possibility of being sold with no onward chain, this welcoming home perfectly blends convenience, charm and everyday functionality in a highly sought-after location.





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### KEY FEATURES

- Semi detached
- Three bedrooms
- Modern kitchen and bathroom
- Driveway
- Detached garage
- Downstairs WC





# STEP INSIDE



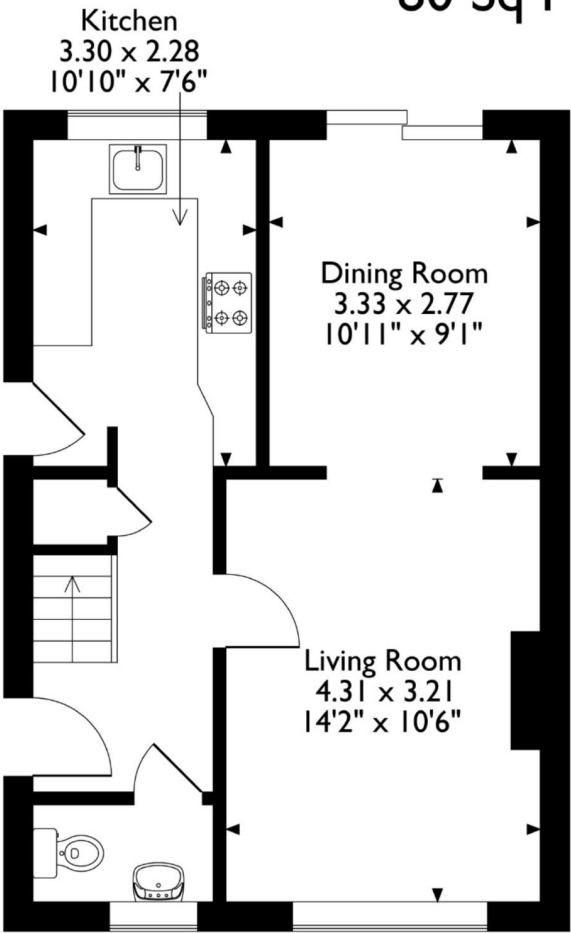
Step inside and you are welcomed by a bright entrance hall, with a convenient downstairs W/C located to the right.

From here, you gain access to the spacious lounge, featuring a generous window that floods the room with natural light.

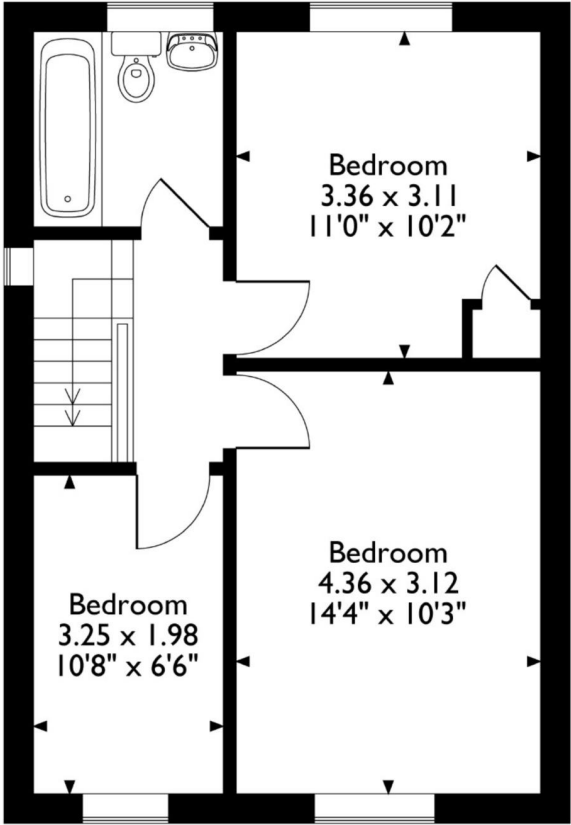
The lounge flows seamlessly into the open-plan dining area, creating an inviting space for relaxing and entertaining.

The hallway also leads into the newly fitted modern kitchen, offering sleek finishes and ample storage.

Approximate Gross Internal Area  
80 Sq M/862 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.

Stairs rise to the first floor, where you will find three well-proportioned bedrooms and a contemporary family bathroom.

Thoughtfully arranged throughout, the home provides a comfortable and practical layout suited to modern family living.



# STEP OUTSIDE



Step outside and to the front, the property features a driveway providing ample space for multiple vehicles and direct access to the detached garage.

A side gate offers convenient entry to the rear garden. At the rear, the garden is beautifully split-level, combining a patio area perfect for outdoor dining with a lawned section ideal for play or relaxation. From here, you can enjoy wonderful, uninterrupted views across the surrounding landscape. The outdoor space perfectly complements the home's interior, offering both functionality and a peaceful retreat for family living and entertaining.

LEASE DETAILS:  
999 years from 24/6/1960

## INFORMATION

Postcode: NP18 3FZ  
Tenure: Leasehold  
Tax Band: D  
Heating: Gas  
Drainage: Mains  
EPC: C







DIRECTIONS

Whwat3words: ///forks.carry.engine





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92-100)		85
B (81-91)		
C (69-80)	70	
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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