



NEWPORT

Offers over **£280,000**



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To book a viewing call 01633 449884

10 MOUNT ELDER STREET

Newport, NP20 2SQ



Solar panels
Close to M4 corridor
Stones throw away from Newport City Centre

Located on the popular Mount Elder Street in Newport, this well-presented three-bedroom semi-detached property offers an excellent opportunity for families or first-time buyers seeking a comfortable and convenient new home. The property features well-proportioned living accommodation throughout, providing flexible space suited to modern day living. Ideally positioned close to Newport city centre, residents can enjoy easy access to a wide range of local shops, amenities, and reputable schools. Belle Vue Park is also within close proximity, offering green open space ideal for leisure, walks, and family time. With excellent transport links nearby and straightforward access to the M4 corridor, the property is perfectly placed for commuters travelling to Cardiff, Bristol, and beyond.



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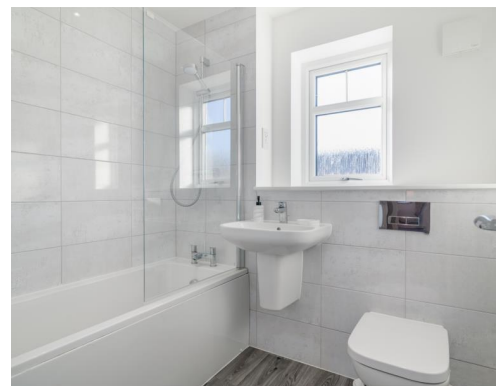


KEY FEATURES

- Semi detached
- Three bedrooms
- Kitchen diner
- Downstairs WC
- En suite
- Solar panels



STEP INSIDE

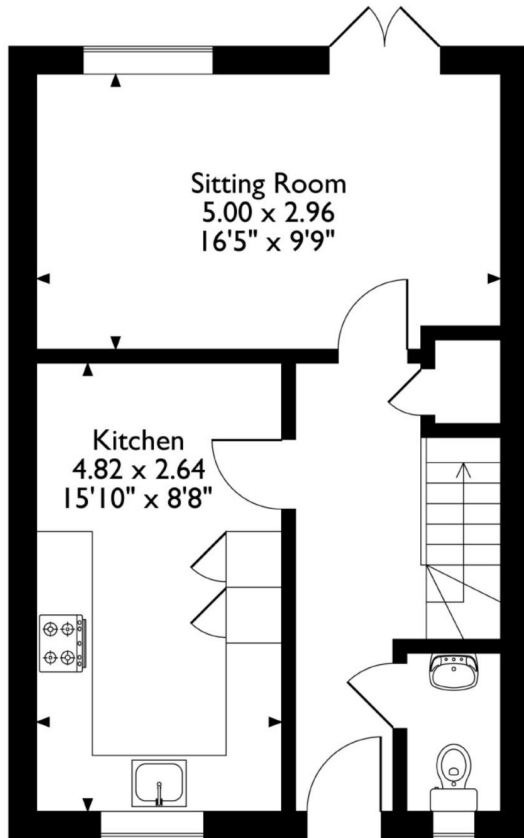


As you step inside the property, you are welcomed into a bright entrance hall.

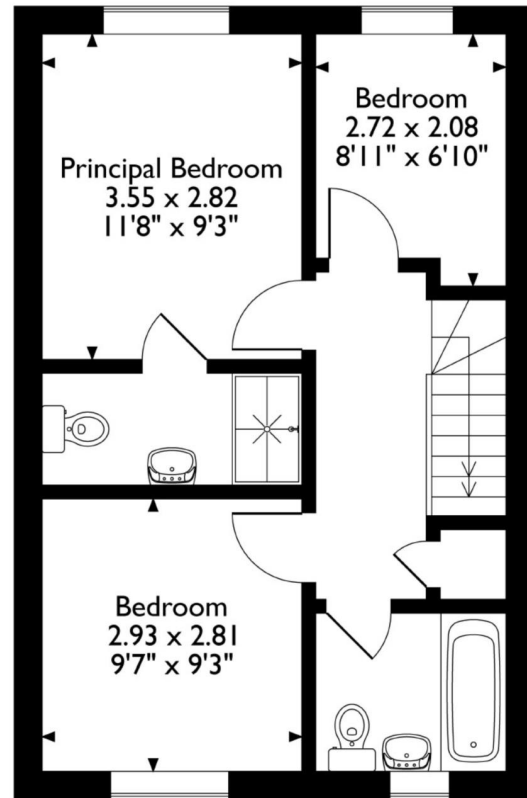
To the right, there is a convenient downstairs WC, while to the left you will find a modern kitchen diner fitted with a range of integrated appliances, ideal for everyday living and entertaining.

Straight ahead from the entrance hall is the spacious family room, which benefits from French doors opening directly onto the rear garden, allowing plenty of natural light to flow through.

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.

Returning to the entrance hall, there is useful under-stairs storage and access to the first floor. Upstairs, the property offers three well-proportioned bedrooms alongside a contemporary family bathroom.

The principal bedroom further benefits from its own en suite shower room.

STEP OUTSIDE



Step outside Mount Elder Street and discover a thoughtfully designed, low-maintenance exterior. To the front of the property are two designated parking spaces, enhanced by newly fitted porcelain tiles laid by the current owners, creating a smart and modern first impression. A pathway continues along the side of the property, providing gated access to the rear garden.

To the rear, the porcelain tiling continues, offering a seamless and practical outdoor space ideal for relaxing or entertaining. A pergola, installed by the current sellers, sits on a solid concrete base and benefits from armoured cabling, making it perfectly suited for the addition of a hot tub. Overall, the outdoor space is designed for easy upkeep.

INFORMATION

Postcode: NP20 2SQ
Tenure: Freehold
Tax Band: D
Heating: Gas
Drainage: Mains
EPC: A





DIRECTIONS

What3words: ///port.march.crass



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (92-100)	95	95
B (81-91)		
C (69-80)		
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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