



## 5 York Avenue | Oakdale | Blackwood | NP12 0LT

NO CHAIN \* RENOVATED TO A HIGH SPECIFICATION \* MASTER BEDROOM IN LOFT WITH ENSUITE \* SPACIOUS LOUNGE \* STYLISH KITCHEN WITH INTEGRATED APPLIANCES \* GROUND FLOOR BATHROOM \* GOOD SIZE FRONT & REAR GARDENS \* NEWLY REWIRED \* NEW HEATING SYSTEM AND BOILING \* NEW WINDOWS AND DOORS. Are you looking for a move-in ready home, with no improving needed, here it is!

## Offers In Excess Of £220,000

- Completely renovated
- Loft conversion with ensuite
- Stylish kitchen
- Family lounge
- No chain



## Property Description

### HALL

Stairs to first floor. Window to side. Designer radiator. Door to lounge.

### LOUNGE

15' 6" x 11' 8" (4.74m x 3.58m) Nicely sized family lounge. Window to front. Doors to kitchen and under stairs storage. Designer radiator.

### KITCHEN

12' 6" x 9' 10" (3.82m x 3.00m) Newly fitted with stylish, gloss finished wall & base units. Work surfaces over with inset sink & drainer. Integrated oven, hob & extractor. Window and door to rear garden. Designer radiator. Door to bathroom. Spotlighting.

### BATHROOM

8' 1" x 5' 8" (2.48m x 1.75m) Modern suite comprising; bath

tub with shower over, WC & wash basin set on vanity unit. Tiled floor & walls. Window to rear. Chrome towel radiator. Spotlighting.

### TO THE FIRST FLOOR

### LANDING

Gives access to 3 bedrooms. Stairs to 4th bedroom

### BEDROOM ONE

15' 7" x 9' 11" (4.77m x 3.04m) Double bedroom. Carpeted floor. Window to front. Radiator.

### BEDROOM TWO

11' 6" x 8' 6" (3.51m x 2.61m) Double bedroom. Carpeted floor. Window to rear. Radiator.

### BEDROOM THREE

10' 0" x 8' 4" (3.07m x 2.56m) Potential double bedroom. Carpeted floor. Window to rear. Radiator.

### TO THE SECOND FLOOR

Door to bedroom four and boiler cupboard

### BEDROOM FOUR

12' 10" x 10' 2" (3.92m x 3.10m) Double bedroom situated in a superb loft Conversion. Carpeted floor. Eaves storage. Radiator. Velux window to side enjoying fantastic views over the valley. Door to ensuite. Spotlighting.

### ENSUITE

8' 3" x 5' 0" (2.52m x 1.54m) Stylish suite comprising; walk-in shower, WC & wash basin. Chrome towel radiator. Tiled Floor & walls. Velux window to side enjoying fantastic views over the valley. Spotlighting

## TO THE OUTSIDE

### TO THE FRONT

Low maintenance area that has been recently seeded. Path to rear garden.

### TO THE REAR

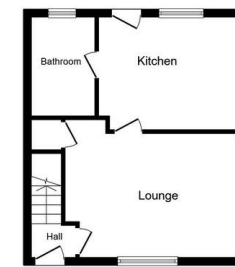
Patio seating area leading onto a recently seeded area that will make a lovely lawn. Gate to side communal parking area.

In accordance with the 1993 Misrepresentation Act the agent has not tested any apparatus, equipment, fixtures, fittings or services and so, cannot verify they are in working order, or fit for their purpose. Neither has the agent checked the legal documentation to verify the leasehold/freehold status of the property. The buyer is advised to obtain verification from their solicitor or surveyor. Also, photographs are for illustration only and may depict items which are not for sale or included in the sale of the property, All sizes are approximate.

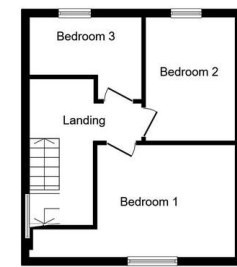
## INDEPENDENT MORTGAGE SERVICE AVAILABLE.

Your home is at risk of being repossessed if you do not keep up repayments on your mortgage.





Ground Floor



First Floor



Second Floor

## Tenure

Freehold

## Council Tax Band

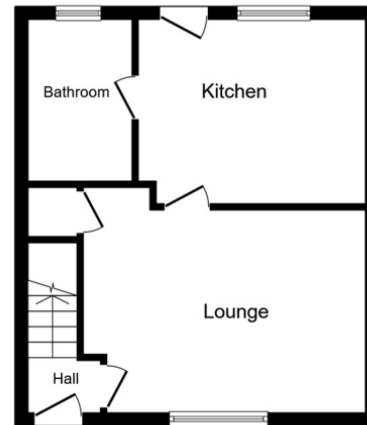
## Viewing Arrangements

Strictly by appointment

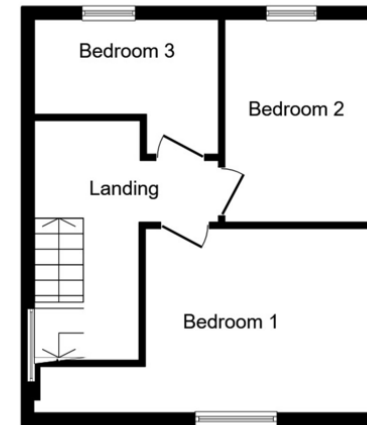
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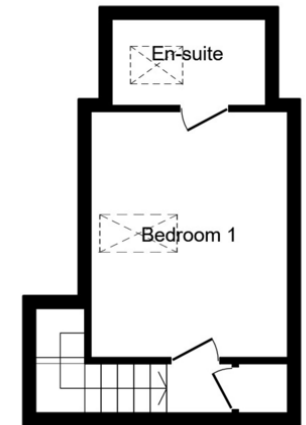
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**Ground Floor**



**First Floor**



**Second Floor**

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