



Godric Road | | Newport | PO30 2FR

Offers In The Region Of £235,000



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Welcome to this charming modern terraced house located on Godric Road in the vibrant town of Newport. This delightful property boasts a well-designed layout, featuring one inviting reception room that serves as the perfect space for relaxation or entertaining guests.

The house comprises three spacious bedrooms, providing ample room for families or those seeking extra space for a home office or guest room. The modern bathroom is thoughtfully designed, ensuring comfort and convenience for all residents.

Situated in a desirable area, this property benefits from its proximity to local amenities, schools, and parks, making it an ideal choice for families and professionals alike. The modern design of the house ensures that it meets the needs of contemporary living,

- 3 SPACIOUS BEDROOMS
- MODERN TERRACED HOUSE
- GOOD SIZED RECEPTION ROOM
- FAMILY BATHROOM
- IDEAL FAMILY HOME
- MODERN INTERIOR DESIGN

Kitchen
10'5" X 8'2" (3.18 X 2.5)

Bathroom (Ground Floor)
5'1" X 5'4" (1.56 X 1.62)

Living Room
15'5" X 15'9" (4.69 X 4.8)

Landing
12'5" X 7'5" (3.78 X 2.27)

Bedroom One
13'9" X 7'8" (4.19 X 2.34)

Bathroom Two
9'4" X 5'1" (2.85 X 1.56)

Bedroom Two
12'5" X 7'8" (3.78 X 2.33)

Family Bathroom
5'11" X 7'5" (1.81 X 2.26)

Bedroom Three
8'11" X 7'5" (2.73 X 2.25)



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		83	83
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Council Tax Band **C**
EPC Rating **B**

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