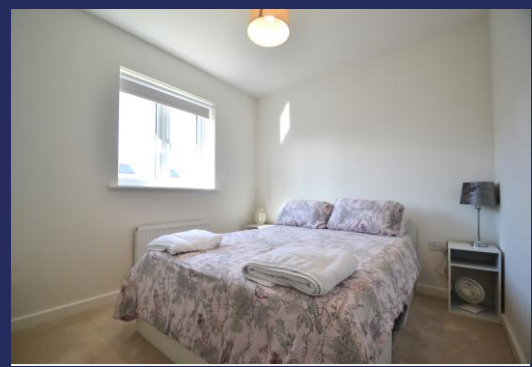




Helping *you* move



42 Moss Drive, Newport, TF10 7ZG

A rare opportunity to purchase this nearly-new 'Huxley' design detached property on the popular Hutchison Gate Estate. With Three Bedrooms, Two Bathrooms and plentiful downstairs living space. The property also benefits from a Detached Garage, Parking and Garden.

Offers in the Region of
£325,000

42 Moss Drive, Newport, TF10 7ZG

Overview

- Beautifully Presented Detached Family Home
- Rarely available 'Huxley' design
- Three Bedrooms
- Two Bathrooms
- NHBC Warranty
- Kitchen Diner
- Utility Area
- Popular Estate Location
- Living Room
- Separate Garage, Driveway Parking
- EV Charger
- Council Tax Band D
- EPC Rating B



BRIEF DESCRIPTION

Located on the highly regarded Hutchison Gate Development, this attractive 'Huxley' design property presents a rare and exciting opportunity to acquire a modern family home in a popular residential setting. Thoughtfully designed with modern living in mind, the property offers a well-balanced combination of stylish accommodation, practical features and versatile living space. Upon entering, you are welcomed by a cosy living room positioned to the front of the property, providing a comfortable and inviting space to relax. To the rear, you will find the open-plan kitchen diner. Designed with both everyday family life and entertaining in mind, this space provides ample room for dining and relaxation while offering a modern and practical kitchen environment. A useful utility area adds further convenience, while the downstairs WC is an excellent practical addition.

LOCATION

The property is just 0.8 miles from Newport's busy High Street, with its mix of shops, boutiques, cafes, pubs and a Victorian indoor market - and is within the catchment area of Newport's highly regarded Primary, High and Grammar Schools.

A wider selection of shops, amenities and employment opportunities are available in Telford, Stafford and Shrewsbury - and the excellent rail connections from Telford and Stafford mean Birmingham and Manchester are in commutable distance.



Your **Local** Property Experts
01952 820 239

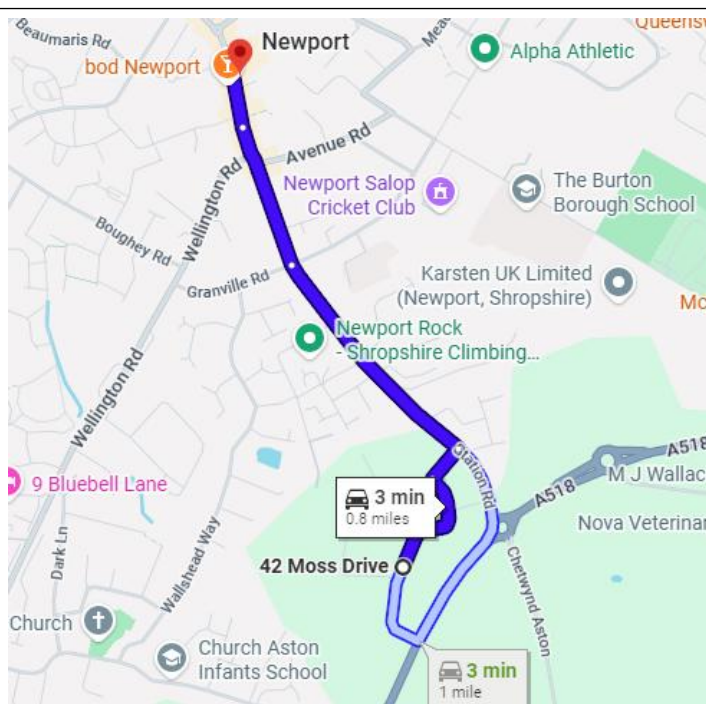


USEFUL INFORMATION: TO VIEW THIS PROPERTY:

Please contact our Newport Office, 30 High Street, Newport, TF10 7AQ or call us on 01952 820239. Email: Newport@barbers-online.co.uk

SERVICES: We are advised that all mains services are available. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor. For broadband and mobile supply and coverage buyers are advised to visit the Ofcom mobile and broadband checker website. <https://checker.ofcom.org.uk/>

LOCAL AUTHORITY: Telford & Wrekin Council, Southwater One, Southwater Square, Southwater Way, Telford, TF3 4JG. Tel: 01952 380000



DIRECTIONS: Head south on the High Street and continue onto Upper Bar/Station Road. After approximately 0.7 of a mile turn right onto Platinum Way, then take the next left onto Moss Drive. Continue along Moss Drive and the property will be located on the right hand side.

PROPERTY INFORMATION: We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance please obtain professional confirmation. All measurements quoted are approximate. These particulars do not constitute a contract or part of a contract.

AML REGULATIONS: We are required by law to conduct anti-money laundering checks on all those buying a property. Whilst we retain responsibility for ensuring checks and any ongoing monitoring are carried out correctly, the initial checks are carried out on our behalf by Movebutler who will contact you once you have had an offer accepted on a property you wish to buy. The cost of these checks is £30 (incl. VAT) per buyer, which covers the cost of obtaining relevant data and any manual checks and monitoring which might be required. This fee will need to be paid by you in advance, ahead of us issuing a memorandum of sale, directly to Movebutler, and is non-refundable.

42 Moss Drive

Approximate Gross Internal Area
1141 sq ft - 106 sq m



Not to Scale. Produced by The Plan Portal 2026
For Illustrative Purposes Only.



Selling your home?

If you are considering selling your home, please contact us today for your no obligation free market appraisal. Our dedicated and friendly team will assist you 6 days a week.

Get in touch today! Tel: 01952 820 239

30 High Street, Newport, TF10 7AQ

Tel: 01952 820 239

Email: newport@barbers-online.co.uk



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.