Barker Healey PROPERTY









19 Bluebell Lane, Newport.

Offers in the region of £269,995

Being marketed with No Upward Chain, this modern, 3 Bedroom, semi-detached home is just over 10 years old and benefits from a delightful open-plan Kitchen/Diner with doors out onto the large, landscaped garden. Being beautifully presented, it also offers a Master En-suite, Downstairs W.C., ample storage space and driveway parking - all within a stone's throw of Newport town centre with all its shops, schools, transport links and amenities.

Briefly comprising Entrance Hallway, Downstairs W.C., good-sized Lounge, Kitchen/Diner (with integrated oven & hob), 3 Bedrooms, Master En-suite and a Bathroom, externally there is a sizeable rear garden and a fantastic open Storage Area with electric lighting and power. A tandem driveway to the front allows parking for two vehicles. Gas C.H. & uPVC D.G. throughout. EPC Rating C. Council tax band B. Estate Service Charge - £180 per annum.

19 Bluebell Lane Newport Shropshire

Property entered via
part-glazed composite door into

Entrance Hallway
leading to downstairs rooms and stairs to first floor.

Downstairs W.C. 5' 6" x 3' 0" (1.68m x 0.91m) (max)

Lounge 14' 2" x 12' 0" (4.31m x 3.65m) (max)
Door to understairs storage cupboard.

Kitchen/Diner 15' 4" x 8' 9" (4.67m x 2.66m)
Double uPVC French doors to the rear garden. Integrated gas hob & electric oven.

Upstairs to
first floor landing which leads to all Bedrooms and Bathroom. Door to built-in storage cupboard. Loft hatch to loft space.

Master Bedroom 12' 0" x 9' 7" (3.65m x 2.92m) (max)
Built-in storage cupboard.

Master En-suite 5' 2" x 4' 11" (1.57m x 1.50m) (max)

Bedroom 2 9' 1" x 7' 6" (2.77m x 2.28m)

Bedroom 3 7' 6" x 5' 11" (2.28m x 1.80m)

Bathroom 6' 0" x 5' 9" (1.83m x 1.75m)

Externally
To the front is a paved pathway which leads to the door, with gravelled areas to either side containing shrubs and an iron railing fence to the fore. To the side is a tandem tarmacadam driveway allowing parking for two vehicles

and offering access to the rear Storage Area and garden via a pedestrian wooden gate. A useful shed is also situated to the other side of the driveway.

To the rear is a large enclosed garden being mostly laid to lawn with a pleasant wooden decked seating area closest to the house, being directly accessed from the Kitchen/Diner. A paved patio provides additional entertaining space and is directly next to the open Storage Area. The remainder of the garden is gravelled with a raised border and an additional good-sized shed. External light and water tap.

Storage Area
Enclosed on 3 sides, it provides excellent storage space with direct access to the driveway, electric power and lighting.



TOTAL FLOOR AREA : 725 sq.ft. (67.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Barker Healey PROPERTY

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