The Oliver Bathstone Mews
Newport

SUPERB TWO BEDROOM FIRST FLOOR APARTMENT NEAR CITY CENTRE

- NO ONWARD CHAIN
- TWO DOUBLE BEDROOMS
- BATHROOM PLUS ENSUITE
- OPEN PLAN LOUNGE/KITCHEN/DINER
- INTEGRATED APPLIANCES IN KITCHEN
- BALCONY
- FIRST FLOOR LOCATION
- OVERLOOKING THE RIVER USK
- WALKING DISTANCE TO AMENITIES
- MAIN ROAD LINKS CLOSE BY

Chain Free £160,000

CARDIFF
1, St. Martin's Row,
Albany Road, Cardiff
CF24 3RP
info@james-douglas.co.uk
02920 456 444

NEWPORT
7 Baneswell Road
Newport, NP20 4BP
info@james-douglas.co.uk
01633 212 666

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1 Church Street,
Pontypridd, CF37 2TH
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01443 485000

Bathstone Mews, Newport, NP19 0PT

Introduction

Offered for sale and situated conveniently near to excellent amenities is this recently redecorated and beautifully presented first floor apartment, available for sale with no onward chain. Within walking distance there are local shops, bus stops and Newport City Centre (including the bus and train station) as well as easy access onto the M4 motorway and A48, both providing an easy commute to neighbouring towns and cities.

The apartment is located on the first floor via the well kept communal hallway and secure intercom system.

On entering the apartment, you are welcomed into the hallway which leads off to two double bedrooms (bedroom one featuring built-in wardrobes and an ensuite shower room), family bathroom and an impressive open plan kitchen/lounge/diner featuring integrated appliances and walk-out balcony overlooking the River Usk.

One allocated parking space is included with this property

Tenure

Leasehold. 115 years remaining. We are advised the annual ground rent is £398 and service charge £2019.

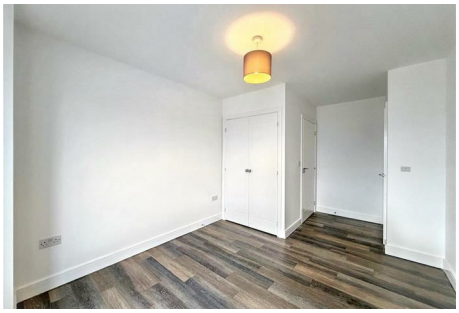
Council tax

Band B

Viewing

By prior appointment with vendors agents James Douglas. Tel: 01633 212666.

These particulars do not constitute an offer or contract of sale. Whilst every care is taken in the preparation of these particulars, their accuracy cannot be guaranteed and prospective purchasers should satisfy by inspection or otherwise as to the correctness of any statements or information contained therein.



Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	85	85
(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

Environmental Impact (CO_2) Rating

	Current	Potential
Very environmentally friendly - lower CO2 emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO2 emissions		

England & Wales EU Directive 2002/91/EC