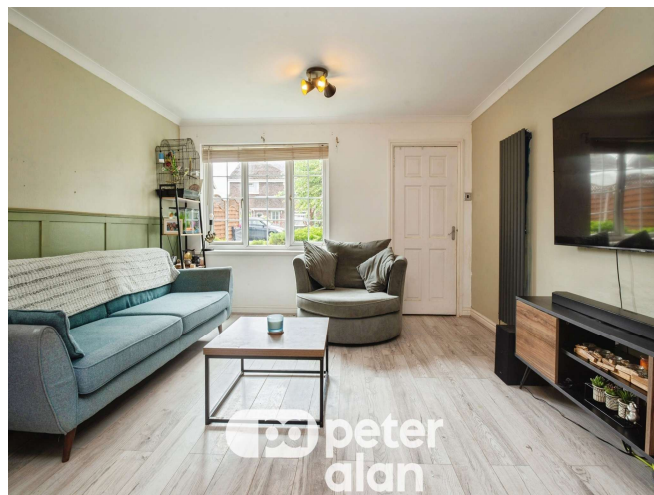




Caldy Close, offers in excess of £210,000

- Extended Two-Bedroom Semi-Detached Home
- Immaculately Presented Throughout
- Summer House / Home Office
- Driveway
- Ideal First-Time Purchase
- Contemporary Family Bathroom
- EPC Rating: C



 2
  1
  2



About the property

This beautifully presented and extended two-bedroom semi-detached property is situated in the sought-after area of St Julians and offers modern, stylish accommodation throughout, making it an ideal first-time purchase, family home, or investment opportunity.

The accommodation briefly comprises an entrance porch, a spacious and welcoming lounge, a contemporary fitted kitchen, and an extended dining room to the ground floor, providing excellent space for both everyday living and entertaining.

To the first floor are two well-proportioned bedrooms and a modern family bathroom finished to a high standard.

Externally, the property benefits from a driveway to the front, providing off-road parking, while the enclosed rear garden offers a private outdoor space to enjoy.

The garden also features a superb summer house, ideal for use as a home office, garden room, gym, or hobby space.

Further benefits include a modern fitted kitchen, a stylish contemporary bathroom.



Accommodation

Lounge

Kitchen

Snug

Bedroom 1

Bedroom 2

Family Bathroom

Garden Room

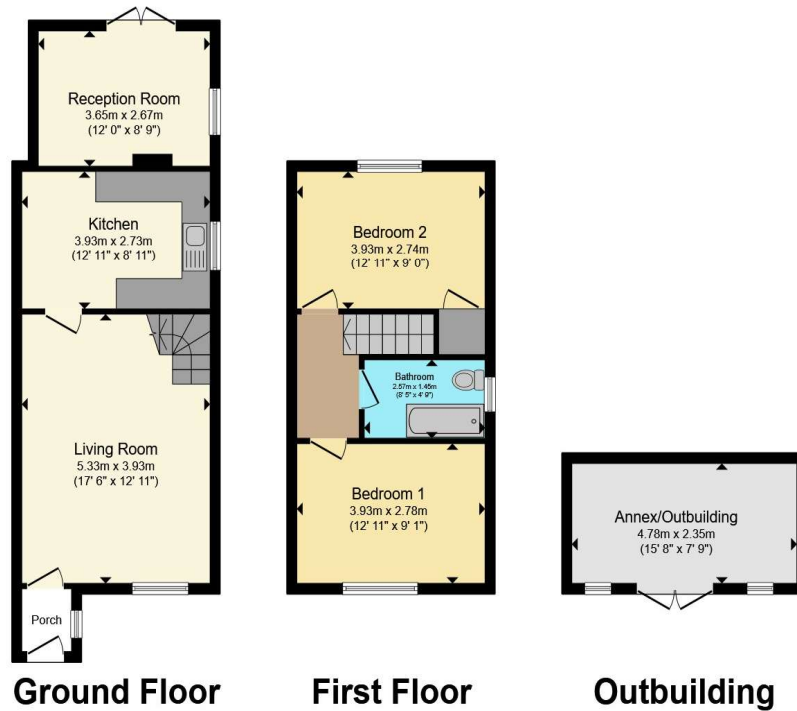
Agents Note

Please note that an AML fee is chargeable once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks.

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Floorplan



Total floor area 86.8 m² (934 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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