



6 Llwyn Onn

Croesyceiliog, Cwmbran, Torfaen, NP44 2AL



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2AL

- ENTRANCE PORCH
- ENTRANCE HALL
- LOUNGE/DINING ROOM
- FITTED KITCHEN
- UTILITY ROOM
- GROUND FLOOR SHOWER ROOM
- THREE BEDROOMS
- FAMILY SHOWER ROOM
- GARAGE AND DRIVEWAY
- NO UPPER CHAIN

Asking Price  
£340,000

Court Barn, West End, Magor, Monmouthshire, NP26  
3HT

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## Description

A very well presented, improved and extended three bedroom detached house situated in a highly sought after location close to all local amenities and Cwmbran town centre. The property lies close the M4 corridor and is offered with no upper chain.

## Entrance Porch

Entrance door and double glazed window to side.

## Entrance Hall

Pvc door and side screen, radiator, staircase to first floor with understairs storage cupboard, Oak doors with glass panels to lounge and kitchen.

## Lounge/Dining Room

23'2" x 9'6" min (7.06m x 2.9m min) Two double radiators, double glazed window to front and double glazed patio doors to rear, Oak door with glass panels to:-.

## Kitchen

9'8" x 9' (2.95m x 2.74m) Modern floor and wall units, one and half stainless sink and drainer, four ring gas hob with canopy over, integrated electric oven and microwave, tiled splashbacks, woodblock effect vinyl flooring, radiator, built in cupboard, double glazed window to rear and door to side porch.

## Side Porch

Loft access hatch, radiator, door to garage, part glazed door to front and door to side.

## Shower Room

Shower cubicle with plumbed in shower, low level W/C, pedestal wash hand basin, towel rail, tiled floor, recessed ceiling lights, extractor fan.

## Utility Room

10'2" x 5' (3.1m x 1.52m) Stainless steel sink and drainer, plumbing for washing machine, double glazed window to rear.

## First Floor Landing

Built in cupboard housing Vaillant gas combination gas boiler.

## Bedroom One

11'10" (3.6) x 10'6" (3.2) including wardrobe space and plus door reveal Fitted wardrobes to one wall with mirror central

panel, built in wardrobe, radiator, double glazed window to front with extensive mountain views.

## Bedroom Two

11'2" x 9'3" (3.4m x 2.82m) Built in wardrobe, radiator, loft access hatch, double glazed window to rear.

## Bedroom Three

8'9" x 7'11" (2.67m x 2.41m) Radiator, double glazed window to front with extensive mountain views.

## Shower Room

Large walk-in shower with electric shower, vanity unit with wash hand basin, W/C, towel rail, tiled walls and Pvc clad to shower area. two obscured double glazed windows.

## Outside

Open plan front garden with lawn, driveway to single garage (16'2" x 8'2") up and over door.

At the rear enclosed rear garden with patio area and lawn.

Ref: TOR250024

Date: 9th April 2025

## PLANS AND PARTICULARS

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