



William Lysaght House

Guide Price £135,000 TO £140,000

- NO CHAIN
- Spacious Reception Room
- Allocated Parking and Visitor Parking
- Top Floor Flat with River Views
- Excellent Location
- Close to Shops, Schools and Leisure Facilities
- Excellent Transport Links for Commuters
- EPC Rating: B



2 1 1

Pinkmove

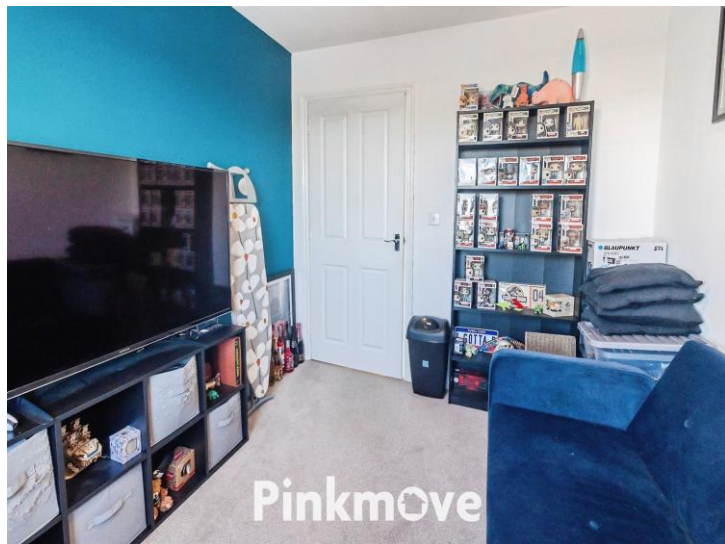
01633 746088
team@pinkmove.co.uk



About the property

Stylish top-floor two-bedroom apartment in sought-after William Lysaght House, boasting stunning river views, loft storage, allocated parking, and superb transport links. Perfectly positioned close to local shops, schools, and amenities—offering modern living in a prime Newport location.





Accommodation

Reception Room

10' x 19' 10" (3.05m x 6.05m)

Kitchen

10' 8" x 5' 9" (3.25m x 1.75m)

Bathroom

7' x 5' 9" (2.13m x 1.75m)

Bedroom 1

13' 5" x 10' 1" (4.09m x 3.07m)

Bedroom 2

8' 4" x 10' 1" (2.54m x 3.07m)

Agents Note:

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

01633 746088

team@pinkmove.co.uk

Pinkmove

Floorplan

Ground Floor

Approx. 52.3 sq. metres (562.8 sq. feet)



Total area: approx. 52.3 sq. metres (562.8 sq. feet)
8 William Lysaught House

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.

Peter Alan Limited is registered in England and Wales under company number 2073153, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05. For activities relating to regulated mortgages and non-investment insurance contracts, Peter Alan Limited is an appointed representative of Connells Limited which is authorised and regulated by the Financial Conduct Authority. Connells Limited's Financial Services Register number is 302221. Most buy-to-let

