



Helping *you* move



20 Keller Drive, Newport, TF10 7FY

A lovely Detached Family Home located a short distance from Newport Town Centre. The well planned accommodation comprises: Modern open plan Kitchen/Living/Dining Room, a cosy Lounge and an additional Playroom/Office, Main Bedroom with En-Suite together with 3 further Double Bedrooms and Family Bathroom. Externally there is a Private Rear Garden, Garage and Parking.

Offers in the Region of
£430,000

20 Keller Drive, Newport, TF10 7FY

Overview

- Well Presented Detached Family Home
- 4 Bedrooms, Main with En-Suite
- Entrance Hall, Ground Floor W.C.
- Open Plan Kitchen Dining Room, Utility Room
- Office/Play Room, Lounge
- Garage, Parking for Two Cars
- Private Rear Gardens with Patio and Hot Tub
- Council Tax Band E
- EPC Rating B



BRIEF DESCRIPTION

A well presented Detached Family Home situated a short distance from Newport Town Centre. To the ground floor there is a smart open plan Kitchen/Living/Dining Room with Quartz worktops and French doors out to the private rear garden. A cosy Lounge and an additional Playroom/Office presents you with a range of options to make the most of your living space.

The property also offers a lovely Main Bedroom with En-Suite together with 3 further Double Bedrooms, a substantial family Bathroom with bath and separate shower, together with well planned Gardens, Detached Garage and Parking. This has all the living accommodation you'll ever need!

LOCATION

The property is just 0.8 miles from Newport's busy High Street, with its mix of shops, boutiques, cafes, pubs and a Victorian indoor market - and is within the catchment area of Newport's highly regarded Primary, High and Grammar Schools.

A wider selection of shops, amenities and employment opportunities are available in Telford, Stafford and Shrewsbury - and the excellent rail connections from Telford and Stafford mean Birmingham and Manchester are in commutable distance.



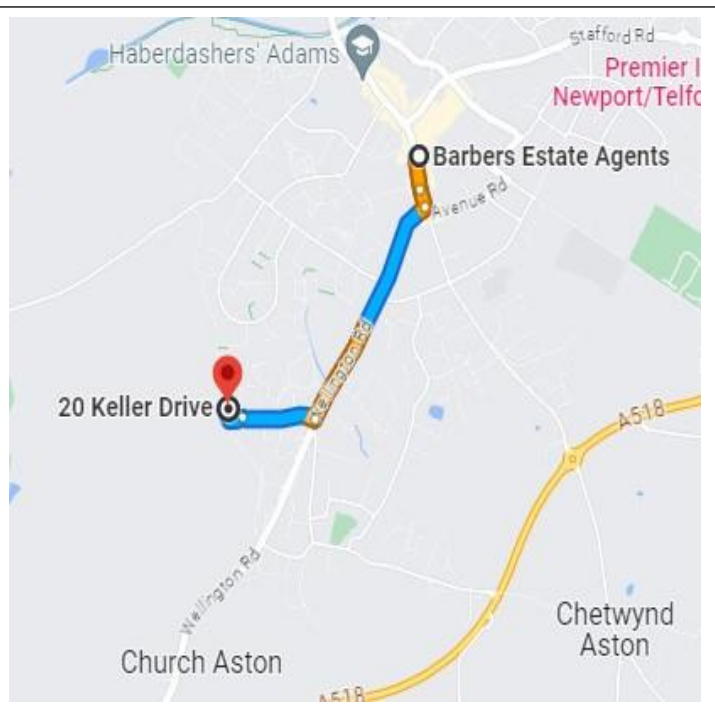
Your **Local** Property Experts
01952 820 239



USEFUL INFORMATION: TO VIEW THIS PROPERTY: please contact our Newport Office, 30 High Street, Newport, TF10 7AQ or call us on 01952 820239. Email: Newport@barbers-online.co.uk

SERVICES: We are advised that all mains services are available. Barbers have not tested any apparatus, equipment, fittings etc or services to this property, so cannot confirm that they are in working order or fit for purpose. A buyer is recommended to obtain confirmation from their Surveyor or Solicitor.

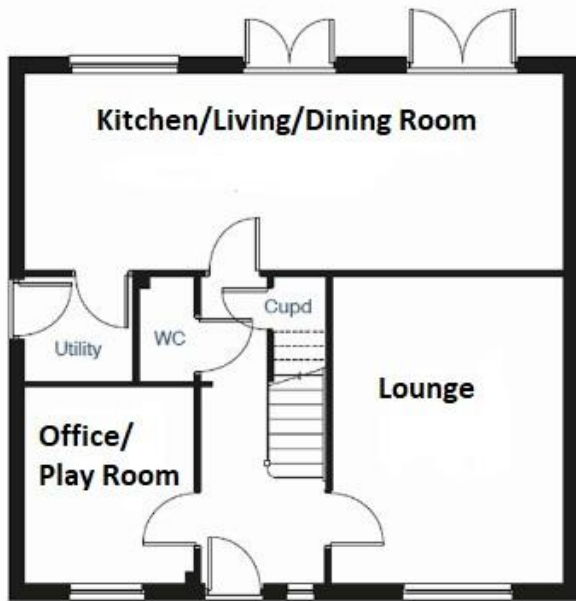
LOCAL AUTHORITY: Telford & Wrekin Council, Southwater One, Southwater Square, Southwater Way, Telford, TF3 4JG. Tel: 01952 380000



DIRECTIONS: From our office head south on High Street, continue onto Upper Bar, turn right onto Wellington Road then turn right onto Greenfields Drive, turn right to stay on Greenfields Drive, then left onto Keller Drive where the property will be located on the right hand side.

PROPERTY INFORMATION: We believe this information to be accurate, but it cannot be guaranteed. The fixtures, fittings, appliances and mains services have not been tested. If there is any point which is of particular importance please obtain professional confirmation. All measurements quoted are approximate. These particulars do not constitute a contract or part of a contract.

AML REGULATIONS: To ensure compliance with the latest Anti Money Laundering Regulations all intending purchasers must produce identification documents prior to the issue of sale confirmation. To avoid delays in the buying process please provide the required documents as soon as possible. We may use an online service provider to also confirm your identity. A list of acceptable ID documents is available upon request.



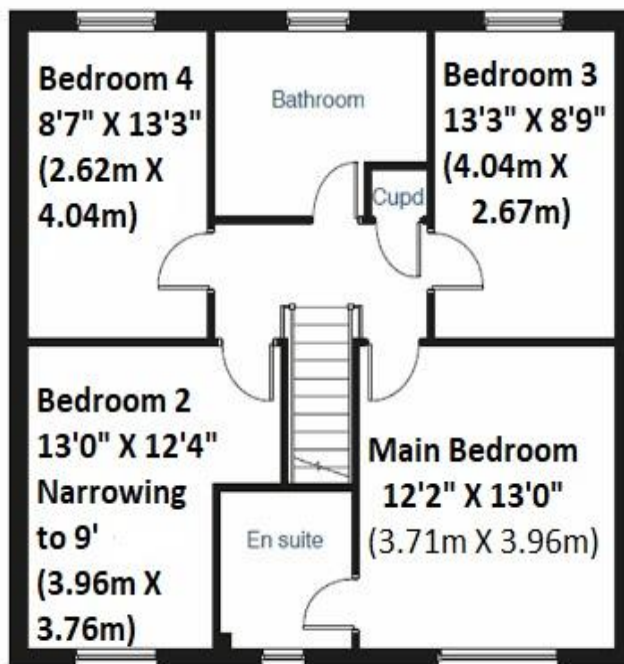
GROUND FLOOR

Entrance Hall: 16'7" X 6'5 Max (5.05m X 1.96m)

Kitchen/Living/Dining Room:
28'0" X 10'1" (8.53m X 3.07m)

Office/Play Room: 10'2" X 8'10" (3.1m X 2.69m)

Lounge: 16'0" X 12'0" (4.88m X 3.66m)



FIRST FLOOR

Main Bedroom: 12'2" X 13'0"
(3.71m X 3.96m)

Bedroom 2: 13'0" X 12'4"
Narrowing to 9' (3.96m X 3.76m)

Bedroom 3: 13'3" X 8'9"
(4.04m X 2.67m)

Bedroom 4: 8'7" X 13'3"
(2.62m X 4.04m)

Family Bathroom: 10'3" X 7'10"
(3.12m X 2.39m)

Selling your home?

If you are considering selling your home, please contact us today for your no obligation free market appraisal. Our dedicated and friendly team will assist you 6 days a week.

Get in touch today! Tel: 01952 820 239

30 High Street, Newport, TF10 7AQ

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Email: newport@barbers-online.co.uk



IMPORTANT: we would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.