

H & H

HOUSE & HOME
PROPERTY AGENTS



32 Alpha road

Bulwark, Chepstow, NP16 5QX

£359,950



32 Alpha road

Bulwark, Chepstow, NP16 5QX

£359,950



Description

This well-presented family home benefits from a two-storey rear extension, providing spacious and versatile accommodation throughout. The property offers four bedrooms, three reception rooms and an open-plan kitchen/breakfast room, making it well suited to modern family living.

The ground floor features solid oak internal doors, architraves and skirting boards, together with underfloor heating. The kitchen/breakfast room provides a practical space for everyday dining and entertaining, with a separate utility room located just off the kitchen. Further ground-floor accommodation includes three reception rooms and a cloakroom/W.C., while the first floor offers four bedrooms and a family bathroom.

Outside, the property benefits from a block-paved driveway providing off-road parking, together with landscaped gardens to the rear, offering space for outdoor dining and relaxation.

Local amenities are available nearby, with the historic market town of Chepstow a short distance away. Chepstow offers a range of shops, supermarkets, cafés, restaurants, schools and leisure facilities.

The area is well placed for those who enjoy the outdoors, with access to the Wye Valley and its extensive walking routes. The Wye Valley Walk and Wales Coast Path also provide opportunities to explore the surrounding countryside and coastline.

For commuters, Chepstow offers convenient access to the M48 and M4 motorway networks, as well as local bus and rail services. Bristol, Newport, Cardiff, Gloucester and Cheltenham are all accessible for work and leisure.

Reception Hall

Approached via composite panelled door. Tile floor with underfloor heating. Stairs to first floor landing with feature panelling. Oak door to living room. Open to dining Area.

Dining Room

16'3" x 7'9" (4.954 x 2.363)

Inset spotlighting to plain ceiling. TV aerial point and socket for wall mounted flat screen TV. Under stairs storage cupboard. Tile floor with underfloor heating. Breakfast bar. Open to kitchen breakfast room. UPVC double glazed window to front elevation.

Kitchen Breakfast Room

11'2" x 9'10" (3.426 x 3.010)

Inset spotlighting to plain ceiling. Fitted with a range of high gloss base and eye level storage with under pelmet lighting. One and half bowl stainless steel sink and mixer tap set into wood effect work surfaces all with tile splash back. Built in double oven and grill. Four ring electric touch control hob with tile splash back, extractor fan and lighting over. Integrated dishwasher. American style fridge freezer with drinks and ice dispenser (available by separate negotiations) Tile floor with under floor heating. Oak door to inner hallway. UPVC double glazed and panelled door to utility room. UPVC double glazed window to rear elevation.

Utility Room

11'3" x 5'4" (3.437 x 1.638)

Range of matching base units. One and half bowl stainless steel sink and mixer tap set into granite effect work surfaces. Plumbing and space for automatic washing machine. Space for tumble dryer. Wall mounted gas combination boiler. Windows to all sides. UPVC double glazed and panelled door to covered drying area.

Inner Hallway

Underfloor heating. Open to study. Oak door to ground floor W.C.

Ground Floor W.C.

White suite to include low level W.C. with dual pushbutton flush. Wash hand basin and chrome mixer tap set over vanity storage unit with splash back. Tile floor with underfloor heating.

Study/Playroom

9'10" x 7'7" (3.000 x 2.332)

Range of eye level high gloss storage units. Power points and lighting. Underfloor heating. UPVC double glazed sliding door to rear elevation. Double oak and panelled doors to living room.

Living Room

16'0" x 10'4" max (4.879 x 3.175 max)

Inset spotlighting to plain ceiling. Feature fireplace to remain. Underfloor heating. UPVC double glazed window to front elevation. Oak door to reception hall.

Tel: 01291 418418

First Floor Stairs and Landing

Access to loft inspection point. Feature panelling. Doors off.

Bedroom One

16'5" x 10'11" max l-shaped measurement (5.006 x 3.340 max l-shaped measurement)

Panelled radiator. Feature panelling. UPVC double glazed window to front elevation.

Bedroom Two

11'0" x 9'2" (3.370 x 2.815)

Panelled radiator. UPVC double glazed window to front elevation.

Bedroom Three

10'3" max to door recess x 10'2" (3.127 max to door recess x 3.124)

Panelled radiator. Feature panelling. UPVC double glazed window to rear elevation.

Bedroom Four

8'1" x 6'11" (2.473 x 2.122)

Picture rail. Panelled radiator. UPVC double glazed window to rear elevation.

Bathroom

Modern white suite to include low level W.C. with push button flush and concealed cistern. Wash hand basin with chrome mixer tap and splash back set over vanity storage unit. Bath with chrome mixer tap. Fixed rainwater head shower and separate shower attachment over. Part shower panels to walls. Chrome towel radiator. Opaque uPVC double glazed window to side elevation.



Outside

Driveway

Blocked paved driveway to front elevation for several vehicles.

Garden

To the side of the property is a large covered area giving access to the utility room and the landscaped garden to the rear of the property. Faux grass, decked sun terrace and large paved area for ease maintenance. There is also a good sized summerhouse and large out building with up and over door power points and lighting. Outside tap. Mixture of fence and hedge to boundary.

Material Information

Council Tax Band - D

Tenure - Freehold

Mains gas. Mains electricity. Mains water. Mains drainage.

Construction Type -We are informed the property is standard construction.

Broadband and mobile coverage.

Please check the Ofcom website for broadband and mobile coverage: <https://checker.ofcom.org.uk/>

Anti Money Laundering

Should you wish to proceed with an offer on this property, we are obligated by HMRC to conduct mandatory Anti-Money Laundering Checks. We outsource these checks to our compliance partners and they charge a non refundable fee of £27 plus VAT per person for this service.

Road Map



Hybrid Map



Terrain Map



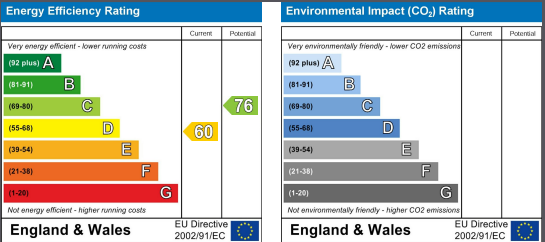
Floor Plan



Viewing

Please contact our House and Home Property Agents Office on 01291 418418 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.