



**Lucas Street
Newport
NP20 5FB**

Offers In Excess Of £125,000

bettermove

Lucas Street Newport

Bettermove are delighted to welcome to the market this charming 3 bedroom terraced house in Newport, available with no forward chain.

The property benefits from double glazing and gas central heating throughout. The council tax band is C.

There are tenants currently living in the property - rental yields can be obtained through Bettermove.

The interior of this well presented property comprises a spacious living/dining room, fitted kitchen and family bathroom on the ground floor. The first floor consists of 3 bedrooms. The exterior boasts an enclosed rear garden with lawn and patio areas, perfect for enjoying the summer months.

Situated in the popular city of Newport, the property is close to a range of amenities, including supermarkets, shops, restaurants and pubs. Excellent transport links can be found from the M4, A4042 and Newport train station.

This exciting investment opportunity is not to be missed and all enquiries can be made through Bettermove on 0330 004 0050.

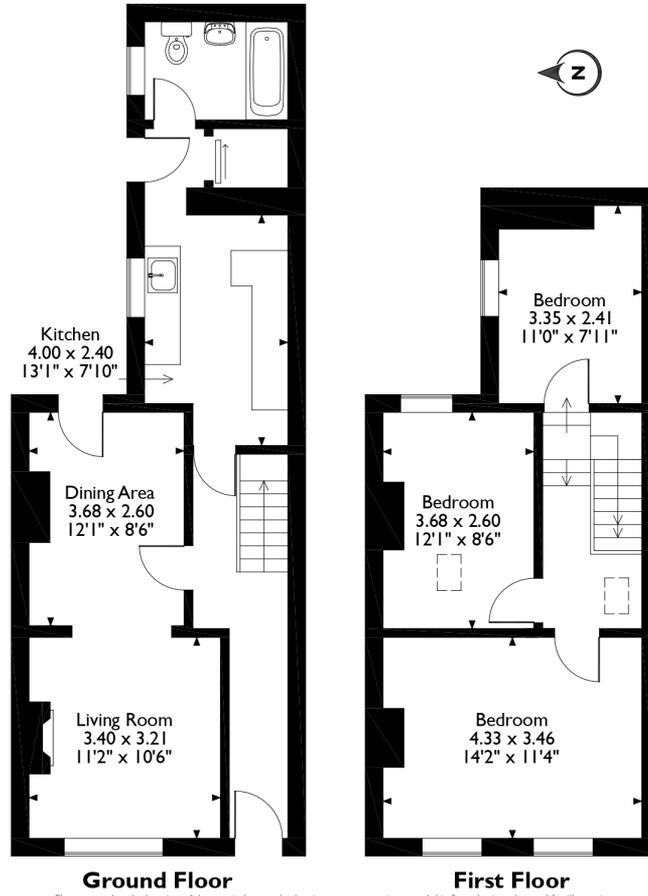
You can secure the purchase today by paying an exclusivity fee of £1,000 which gives you the rights to purchase within a given timeframe.

Paying this fee ensures that the seller takes their property off the market and reserves it exclusively for you, therefore eliminating the risk of gazumping and aborted costs.

The exclusivity fee is returned to you upon successful completion of the property.



Lucas Street, Newport
 Approximate Gross Internal Area
 87 Sq M/937 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92-100) A		
(81-91) B		
(69-80) C		78
(55-68) D		
(39-54) E	52	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England, Scotland & Wales	EU Directive 2002/91/EC	



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk