

**16 West Point Cardiff Road  
Newport  
NP20 3AG**

**Communal Hall, Stairs & Lift**

**Entrance Hall**

**Lounge**



**Communal Roof Garden**

**Parkind**

**VIEWING**

Strictly by prior telephone appointment direct with the agents - telephone 02920 553056. Open 6 days a week.  
Opening Hours: Monday - Friday 9.00am - 5.30pm, Saturdays 9.00am - 4.00pm.

**Kitchen**



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A		86	86
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A		86	87
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
England & Wales		EU Directive 2002/91/EC	

**Bedroom**



**Bathroom W.C.**



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Offered For Let Is This Recently Constructed Apartments At This Quality Development In Close Proximity To Tredegar Park & The M4 Motorway. Communal Hallway, Stairwell, Lifts And Communal Roof Terrace. First Floor Apartment Comprising Of Entrance Hall, Lounge Open To Quality Fitted Kitchen With Integrated Appliances, Double Bedroom & Bathroom W.C. Upvc Windows. Electric Heating. Allocated Off Road Parking Plot. Available Now.