



1 Henderson Close
Trowbridge BA14 0AY

Monthly Rental Of £850



Wrights Residential, 24 Fore Street , Trowbridge, BA14 8ER
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Spacious two bedroom flat

Two double bedrooms

Electric heating

Off road parking

First floor

Modern kitchen and bathroom

PVCu double glazing

Communal garden

This spacious two double bedroom first floor flat is situated within walking distance of Trowbridge town centre. Features include electric heating, PVCu double glazing, off road parking and a communal garden. Available from late November, unfurnished.

The property comprises

Entrance hall

With stairs to first floor.

Spacious hallway

With electric storage heater, airing cupboard, telephone point and loft hatch.

Kitchen/Breakfast Room *10' 5" x 9' 6" (3.18m x 2.90m)*

With tiled floor, a range of wall and base units with work top space over, sink/drain unit, integrated electric oven, ceramic hob and extractor hood over, space for fridge/freezer and washing machine and double glazed window to the front.

Lounge *15' 9" x 10' 9" (4.79m x 3.27m)*

With electric storage heater, electric fire, television point and double glazed window to the rear.

Bedroom 1 *15' 9" x 8' 8" (4.79m x 2.64m)*

Large double bedroom with double glazed window to the rear.

Bedroom 2 *9' 11" x 10' 5" max (3.03m x 3.18m max)*

Second double bedroom with double glazed window to the front.

Bathroom

With white suite comprising bath with electric shower over, W.C and hand basin.

Externally

The property benefits use of a large communal garden to the rear and also off road parking to the front.

Council tax

The property is currently in council tax band A.

Services

Mains electricity, water and drainage are connected. Please note that the Agent has not tested any appliances.

Broadband

Ultrafast broadband is available (source - Ofcom)
Predicted maximum download speed - 1800Mbps

Mobile phone coverage

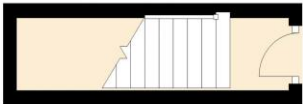
Outdoor coverage is likely - source Ofcom.

Disclaimer

Every reasonable effort has been made to ensure the accuracy of these particulars. However, please note the following: Property details, including references to furnishings, fittings, or equipment, are provided in good faith but do not form part of any offer or contract unless specifically confirmed in writing by the Landlord or Agent. Any items shown in photographs may not be included in the tenancy and should be confirmed with the Agent prior to application. Descriptions of the property's condition or specification are for guidance only. Room sizes and measurements are approximate and for general guidance only. Prospective tenants must satisfy themselves of their accuracy.



Ground Floor



First Floor

