



Chariot Drive, Wrexham, LL11 5FE

Price £105,000

Reference: 19285956

Date: Add text here

TENURE: Tenure is advised the property is Leasehold. Prospective purchasers are advised to obtain legal advice prior to purchasing any property.

POSSESSION: Add text here

SERVICES: Add text here

OUTGOINGS: Council Tax Band details available from Wrexham County Borough Council

VIEWING: Add text here



You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

29 Holt Street, Wrexham, LL13 8DH
Tel: 01978 353553 Email: sales@wingetts.co.uk

www.wingetts.co.uk

Wingetts



Description

ATTENTION INVESTORS - A 2 bedroom top floor apartment let and managed by Wingetts at a rental of £600pcm on an unfurnished basis presented in excellent condition briefly comprising a secure communal Hallway with private letterbox and staircase to all floors. Private entrance door to hall with intercom system, laminate flooring and useful storage cupboard. Lounge with UPVC French doors to Juliet balcony and laminate wood effect flooring. Double doors open to the Kitchen, appointed with a range of base and wall cupboards with oven, gas hob and extractor above, integrated fridge freezer and space for washing machine. Two bedrooms, one with fitted wardrobes, laminate flooring and UPVC double glazed French doors to Juliet balcony. Bathroom appointed with a white three piece bathroom suite including bath with shower over. To the outside there are landscaped gardens, bike store and allocated parking for two cars. Energy Rating - C (80)

LOCATION

Plas Brymbo is located approx. 3 miles from Wrexham City Centre and enjoys good links to the A483 Wrexham to Chester by-pass, therefore allowing for daily commuting to the major commercial and industrial centres of both Wrexham and Chester. The Development itself offers all the attributes that a modern residential development should offer including open spaces, children's play areas, cycle paths, walkways etc. There is a small range of day to day shopping facilities and social amenities in the nearby Villages of Brymbo and Tanyfron with a wider variety available within Wrexham City Centre.



DIRECTIONS

From the A483 take the exit at junction 4 onto the A525 in the direction of Ruthin and Coedpoeth. Proceed through the set of traffic lights and take the second right hand turning onto the B5105 signposted Brymbo/Southsea. Continue along this road for approx. 1 mile passing the Brymbo Sports and Leisure Complex on the right. Continue up the hill and at the roundabout take the right hand turning into Plas Brymbo, first left and the Apartments will be observed on the left hand side.

ACCOMMODATION

Communal secure entrance door opens to:

GROUND FLOOR HALL

With staircase rising to all floors.

SECOND FLOOR

Private entrance door opening to:

PRIVATE HALLWAY

Fitted with wood effect laminate flooring, radiator, intercom system, central heating timer control, six panel white woodgrain effect doors to all rooms including useful storage cupboard and ceiling hatch to roof space.

LOUNGE

14'3 x 13'9

A light and airy reception room having a continuation of the wood effect laminate flooring, upvc double glazed French doors opening to a Juliet balcony with pleasant tree lined aspect, two radiators, two ceiling lights and television connection point. Double doors open to:

KITCHEN

8'4 max x 9'0 max

Fitted with a range of base and wall units complimented by work surface areas incorporating a single drainer sink unit with mixer tap and upvc double glazed window above, four ring stainless steel gas hob with stainless steel oven/grill below and pull-out extractor above, integrated fridge and freezer, plumbing for washing machine, concealed gas combination boiler, inset ceiling spotlights and tiled floor.

BEDROOM ONE

12'6 x 8'3

Wood effect laminate flooring, radiator, three door built-in wardrobe and upvc double glazed French doors opening to Juliet balcony.

BEDROOM TWO

7'5 x 8'4

Upvc double glazed window, radiator and wood effect laminate flooring.

BATHROOM

Appointed with a white suite of pedestal wash basin

with mixer tap and mirror above, low flush w.c, twin grip panelled bath with mains thermostatic shower and shower screen, part tiled walls, radiator, tiled flooring, extractor fan, inset ceiling spotlights and shaver socket.

OUTSIDE

This top floor apartment has the benefit of two allocated parking bays which can be observed from the kitchen window. Communal covered bike store and lawned gardens.

COUNCIL TAX BAND - C