



5 Machine Square, Wrexham, LL13 7AE

£109,995

**** NO ONWARD CHAIN ****

A Modern first floor apartment situated within a popular housing development in Pen Y Bryn. The property is within walking distance to Wrexham City centre. The accommodation briefly comprises of an Entrance hallway, open plan Kitchen / Living room with Juliet balcony, Family bathroom and 2 bedrooms. The property benefits from having double glazing throughout and allocated parking. Viewing is essential to appreciate all this property has to offer. Call Olivegrove on 01978 750234 to arrange a viewing.

Hallway 6'6",295'3" x 3'3",52'5" (2,90 x 1,16)

Vinyl flooring, electric storage heater, intercom, thermostat, smoke detector, double socket. Doors off to:

Bathroom 6'6",52'5" x 3'3",229'7" (2,16 x 1,70)

Vinyl flooring, part tiled walls, heated towel rail, shaving point and extractor fan. Pedestal wash hand basin, close coupled WC and panelled bath with electric shower over.

Kitchen 3'3",190'3" x 3'3",157'5" (1,58 x 1,48)



High gloss fitted kitchen comprising of wall, base and drawer units with complimentary worktops over. Stainless steel sink and drainer with mixer tap over. Vinyl flooring, white walls, 4 x spotlights fitting. Integrated dishwasher, washer dryer and fridge freezer. Electric fan oven and electric hob with extractor fan over. 2 x double sockets & 1 x single socket. Open plan to the living room.

Living Room 6'6",275'7" x 9'10",252'7" (2,84 x 3,77)



Vinyl flooring, white walls, tv point and 3 x double sockets, electric heater, UPVC double glazed balcony door to the rear elevation.

Bedroom 1 6'6",265'8" x 9'10",275'7" (2,81 x 3,84)



Carpets, electric heater, UPVC double glazed window to the side elevation. 3 x double sockets.

Bedroom 2 6'6",275'7" x 6'6",22'11" (2,84 x 2,07)



Carpets, electric heater, UPVC double glazed window to the side elevation. 2 x double sockets

Store cupboard 0'0",298'6" x 3'3",193'6" (0,91 x 1,59)

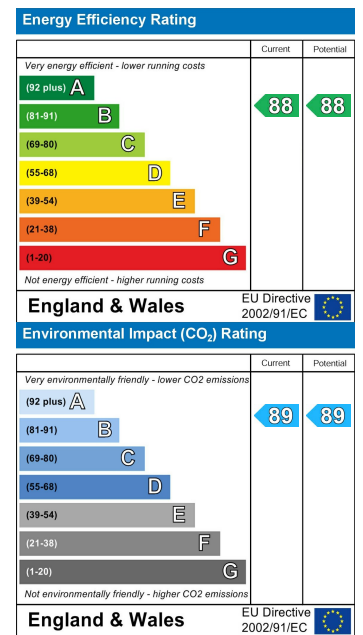
Carpeted, fuse box, water tank.

Floor Plan

Area Map



Energy Efficiency Graph



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