



Wye Crescent, Offers over £110,000

- Council tax band A
- Two Bedrooms
- Private balcony
- Excellent transport links
- Modern neutral decor
- Near green spaces
- EPC Rating: D



2 1 1



About the property

Presenting an excellent opportunity for first time buyers and investors, this neutrally decorated two-bedroom flat is now available for sale. The property offers a well-proportioned interior with a layout designed to maximise both comfort and practicality.

Upon entering, you are welcomed into a reception room, featuring 1 windows that flood the space with natural light, creating a bright and inviting ambiance – ideal for both relaxing and entertaining guests. The accommodation further benefits from a lovely kitchen, also boasting ample natural light, making meal preparation a pleasant experience.

Both bedrooms are doubles, providing space for restful retreats or versatile use to suit your individual needs. Thoughtfully decorated in neutral tones, each room offers a blank canvas, ready to accommodate your personal style.

A standout feature of this property is its private balcony, perfect for enjoying a morning coffee or unwinding after a long day, with the bonus of extending your living space outdoors.

The location is superb, with excellent public transport links ensuring easy commuting and access to the surrounding areas. You will also benefit from close proximity to an array of local amenities, along with beautiful green spaces, offering a pleasant environment for leisure and recreation.



Accommodation

Living Room

14' 1" x 10' 5" (4.29m x 3.17m)

Kitchen

8' 2" x 7' 9" (2.49m x 2.36m)

Bedroom One

12' 1" x 11' 2" (3.68m x 3.40m)

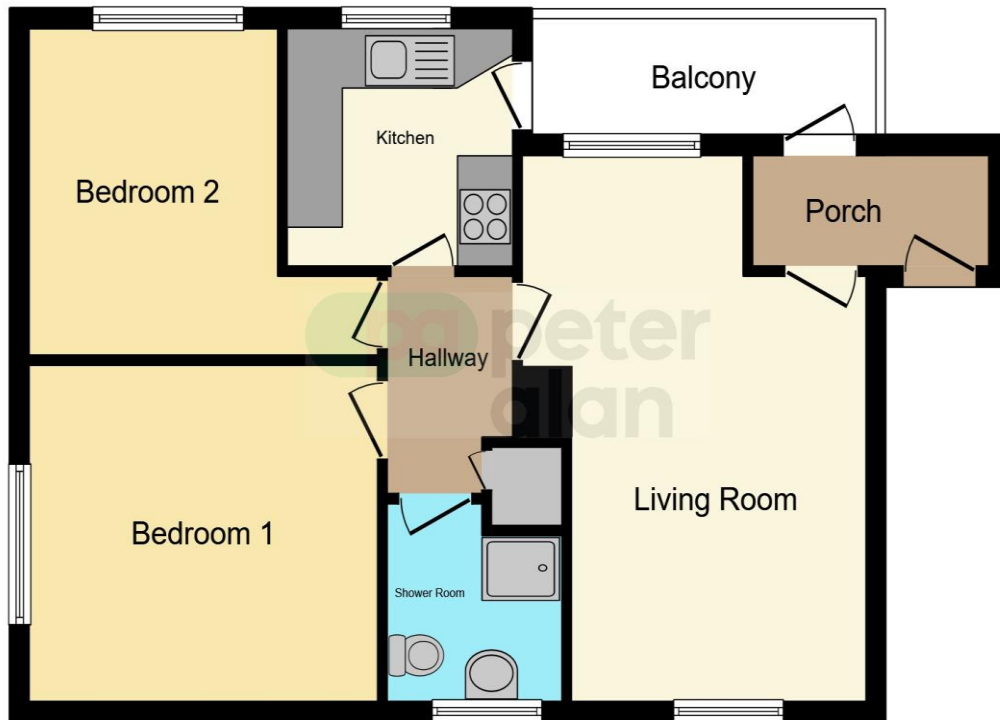
Bedroom Two

10' 8" x 8' 9" (3.25m x 2.67m)

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Floorplan



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