



TO LET

£795 Per Calendar Month

11 Henka Road, Penley, Nr. Wrexham, LL13 0QE

A well designed two bedroom mid-terrace house in a popular residential locality on the fringe of the noted village of Penley.



- Modern Village House
- Popular Residential Locality
- Allocated parking
- Two Bedrooms
- Rear Garden
- Available Now

SITUATION

Penley is well known for its Primary and Secondary Schools and also has a Parish Church and local Shop. The nearby well known North Shropshire lakeland town of Ellesmere is only 5 miles away which has an excellent range of local Shopping, Recreational and Educational facilities. The county towns of Wrexham (10 miles) and Chester (20 miles) are also within easy motoring distance.

LIVING ROOM

4.29m x 3.72m

KITCHEN/DINING ROOM

16'0" x 12'2" max (4.9m x 3.71m max)

CLOAKROOM

BEDROOM ONE

12'2" x 10'6" (3.72m x 3.21m)

BEDROOM TWO

10'4" x 6'6" (3.16m x 2m)

BATHROOM

OUTSIDE

An attractive feature with a decked area leading on to an area of lawn bordered by high level fencing for privacy and include a timber garden shed.

HOLDING DEPOSIT

A holding deposit equal to one week's rent will be due upon application.

SECURITY DEPOSIT

A security deposit equal to five weeks' rent will be due to beheld by the DPS.

LOCAL AUTHORITY

Wrexham County Borough Council, The Guildhall, Wrexham, LL11 1AY. Tel - 01978 292000

COUNCIL TAX

The property is listed as a band C on the Wrexham Borough Council register.

TERMS

The property will be offered on an initial six month Occupational Contract, however longer term Occupants are preferred.

VIEWINGS

By appointment through Halls, The Square, Ellesmere, Shropshire, SY12 0AW.

N.B

Viewers are advised that the marketing photos used were taken in 2022.



0 Reception
Room/s



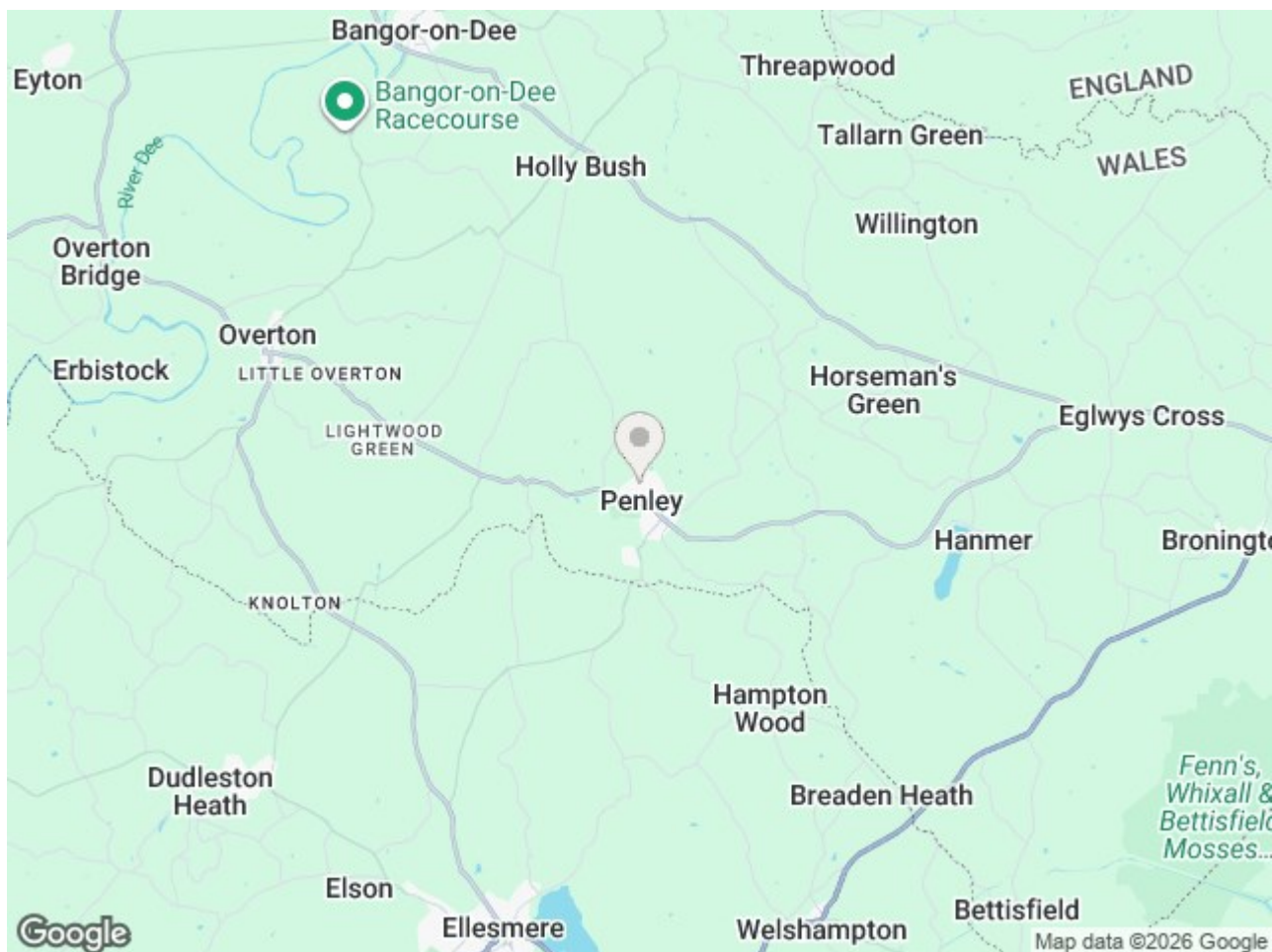
2 Bedroom/s



1 Bath/Shower
Room/s



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01691 622602

Ellesmere Lettings

1-3 Cross Street, Ellesmere, Shropshire, SY12 0AW

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