



61 Lamberton Drive, Wrexham, LL11 5FN

O.I.R.O £120,000

Nestled in the charming area of Brymbo, Wrexham, this Ground Floor Apartment on Lamberton Drive offers a perfect blend of modern living and comfort. Built in 2007, the property boasts a contemporary design that is both stylish and functional.

The property briefly comprises of Entrance Hallway, Living Room with Kitchen off, 2 Double Bedrooms and a Family Bathroom.

This property is perfect for first-time buyers, small families, or those looking to downsize without compromising on quality. The location in Brymbo offers a peaceful residential atmosphere while still being conveniently close to local amenities and transport links, making it easy to explore the wider Wrexham area.

Available with no onward chain, don't miss the chance to make this lovely property your own.
Call Olivegrove on 01978 750234 to arrange a viewing.

Entrance Hallway



Wood effect flooring, intercom, telephone point, radiator, 2 x light fittings, storage cupboard and doors off to all rooms.

Living Room 14'2" x 13'11" max (4.33 x 4.25m max)



Carpet to floor, UPVC double glazed window to side elevation, light fittings, radiator and double doors to:

Kitchen 8'3" x 9'1" max (2.54 x 2.78m max)



A range of base, wall and drawer units with

complimentary worktop over. Inset electric oven with Gas hob and extractor over. Space and plumbing for washing machine and space for Fridge freezer. Tiled floor and splashbacks. Gas combi boiler in cupboard. Light fitting & sockets

Bedroom 1 11'7" x 8'4" to wardrobes (3.55 x 2.56m to wardrobes)



Wood effect flooring, UPVC double glazed window to side elevation, Light fitting, Radiator and built in wardrobes.

Bedroom 2 8'5" x 7'6" (2.57 x 2.31m)



Wood effect flooring, UPVC double glazed window to side elevation, Light fitting, Radiator

Bathroom 5'1" x 9'4" (1.57 x 2.85m)



Tiled floor and part tiled walls, Pedestal basin, close coupled WC and panelled bath with mains powered shower over, extractor and heated towel rail

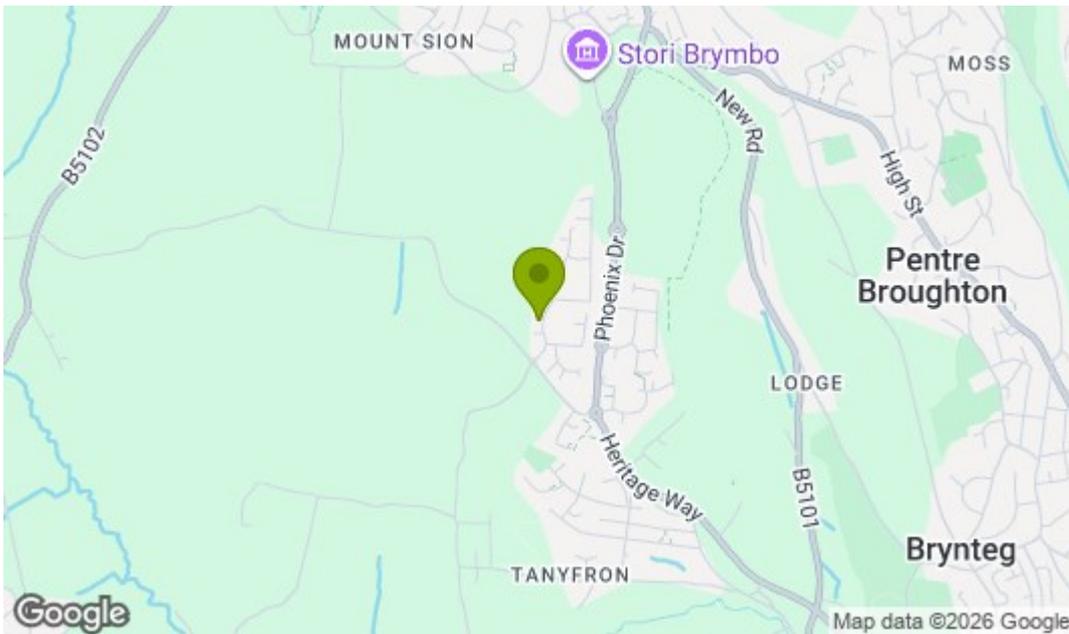
Externally

2 allocated parking space.

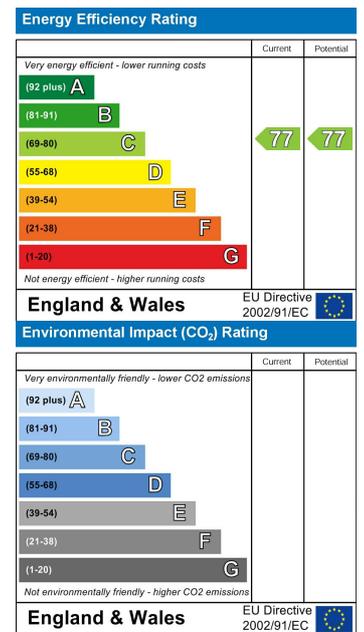


Floor Plan

Area Map



Energy Efficiency Graph



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