



GINGER COW
ESTATE AGENTS

01234 860215

Brooklands Avenue, Wixams

£350,000

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Located within the highly desirable Wixams development, this beautifully presented three-bedroom home offers spacious and versatile accommodation arranged over three floors, ideal for modern family living.

The ground floor features a welcoming entrance hall, a contemporary kitchen/breakfast room with ample space for dining, and a generous lounge to the rear with French doors opening into a conservatory. Recently upgraded with a solid roof, the conservatory provides a comfortable additional living space throughout the year.

On the first floor there are two well-proportioned bedrooms and a modern family bathroom, while the entire top floor is dedicated to the impressive principal bedroom, complete with dressing area and en-suite shower room.



Floor Area: 1248 sq. ft.

Tenure: Freehold

Service Charge: £0 per annum

Ground Rent: £0 per annum

