

Town & Country

Estate & Letting Agents

Quarry Road, Wrexham

£225,000



This charming stone cottage enjoys stunning views toward Wrexham and beyond. Featuring gas central heating and UPVC double glazing, the home includes an entrance hall, two reception rooms with multi-fuel stoves, a stylish kitchen with integrated appliances, utility room, and cloakroom WC. Upstairs offers two double bedrooms with views, a single bedroom, and a bathroom. Outside, the well-kept front and rear gardens include lawns, colourful planting, a vegetable patch, greenhouse, shed, garage, and off-road parking.

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DESCRIPTION

This charming stone cottage boasts stunning views over the rooftops toward Wrexham and beyond. It benefits from gas central heating and UPVC double glazing. In brief, the accommodation comprises an entrance hall, dining room and living room—both featuring multi-fuel stoves with attractive surrounds—a recently installed kitchen with a range of integrated appliances, utility room, and cloakroom WC. The first floor offers two double bedrooms positioned to take advantage of the views, a single bedroom, and a bathroom. Externally, both the front and rear gardens are beautifully maintained with lawned areas, colourful planting, a vegetable patch, greenhouse, timber shed, garage, and off-road parking.



LOCATION

Nestled just a short drive from Wrexham city centre, Brynteg is a peaceful and well-connected village that offers the perfect balance of rural charm and modern convenience. Surrounded by rolling countryside, the area is ideal for those who enjoy outdoor pursuits, with scenic walks and cycle routes right on the doorstep.

The village itself has a friendly, close-knit community and benefits from a range of local amenities including shops, pubs, schools, and regular bus services. Nearby Wrexham provides a wider selection of retail, leisure, and transport options—including direct rail links to Chester, Shrewsbury, and beyond—making Brynteg an excellent choice for commuters.

ENTRANCE HALL

The property is entered through a UPVC double-glazed door, opening into an entrance hall with stairs rising to the first-floor accommodation and doors leading to the living room and dining room.



LIVING ROOM

12'5 x 11'9

Featuring a window overlooking the front garden with a radiator below, a useful under-stairs storage cupboard with shelving and lighting, and a charming cast-iron multi-fuel stove set within an exposed brick fireplace on a slate hearth.



DINING ROOM

11'8 x 10'8

With a window to the front elevation and a radiator beneath. A cast-iron multi-fuel stove sits on a slate hearth with an exposed stone surround.

KITCHEN

10'8 x 10'1

A beautifully presented kitchen with stone-flagged flooring, an exposed stone wall, and a radiator beneath a solid wood

breakfast bar. It is fitted with a range of attractive wood grain effect shaker-style units, complemented by ornamental handles and solid wood work surfaces. The kitchen includes an inset Belfast sink with adjustable mixer tap and tiled splashback, and integrated appliances including a stainless steel oven, electric hob, extractor hood, dishwasher, and fridge/freezer. A window overlooks the rear garden. A doorway leads to the utility room, and a partially glazed door connects to the living room.



UTILITY ROOM

6'10 x 4'7

Fitted with a base unit and wood grain effect work surfaces, with space and plumbing for a washing machine and dryer below. It includes a stainless steel single-drainer sink with mixer tap and tiled splashback, plus a window to the rear elevation. A housing cupboard contains the Worcester gas combination boiler. The stone-flagged flooring continues from the kitchen through to the cloakroom WC.



CLOAKROOM W/C

Installed with a Victorian-style high-level WC and a wash hand basin with tiled splashback, set on a continuation of the stone-flagged floor.

FIRST FLOOR LANDING

With doors leading to all three bedrooms and the bathroom.



BEDROOM ONE

12'4 x 11'8

With a window to the front elevation offering lovely far-reaching views and a radiator.



BEDROOM TWO

11'8 x 10'8

Includes curtain-fronted fitted wardrobes, a walk-in storage cupboard with shelving, a radiator, and a window to the front elevation framing the scenic views.



BATHROOM

9'7 x 4'10

Features a fitted corner shelved linen cupboard and a white three-piece suite comprising a panelled bath, pedestal wash hand basin, and low-level WC. The walls are partially tiled, and there is a radiator and an opaque window to the rear elevation.



BEDROOM THREE

10'8 x 6'6

With a window to the rear elevation and a radiator.



EXTERNALLY

Double iron gates open to off-road parking and provide access to a prefabricated garage with an up-and-over door. A timber gate leads to the property's front garden, which features a vegetable patch, greenhouse, shed, and a well-maintained lawned area stocked with a variety of colourful plants, shrubs, and trees. The property can also be approached from the rear via an iron gate set into a stone wall. This opens to a concrete pathway and beautifully presented gardens, laid to lawn and well stocked with a range of colourful plants, shrubs, and trees.

There is also a stone outbuilding, outdoor lighting, and a timber gate offering access to the front of the property.



GARAGE



DRONE PHOTOGRAPHY



Services (Wrexham)

The agents have not tested any of the appliances listed in the particulars.

Tenure: Freehold

Council Tax Band: C - £1,949.00

Viewings (Wrexham)

Strictly by prior appointment with Town & Country Wrexham on 01978 291345.

To Make an Offer (Wrexham)

If you would like to make an offer, please contact a member of our team who will assist you further.

Mortgage Advice (Wrexham)

Town and Country can refer you to Gary Jones Mortgage Consultant who can offer you a full range of mortgage products and save you the time and inconvenience for trying to get the most competitive deal to meet your requirements. Gary Jones Mortgage Consultant deals with most major Banks and Building Societies and can look for the most competitive rates around to suit your needs. For more information contact the Wrexham office on 01978 291345.

Gary Jones Mortgage Consultant normally charges no fees, although depending on your circumstances a fee of up to 1.5% of the mortgage amount may be charged. Approval No. H110624
YOUR HOME MAY BE REPOSSESSED IF YOU DO NOT KEEP UP REPAYMENTS ON YOUR MORTGAGE.

ADDITIONAL INFORMATION

Additional info:

I understand that the house was part of a scheme of elevation improvement works circa 2010. I believe this included new doors and windows, new roof, and repointing. Aside from my replacing the front door and repairing mortar at the rear, the rest remains.

Boundaries:

Wall boundary shared with unattached side - I believe this is shared responsibility.

Fence on attached side - officially unclear.

Other:

Mains water, gas and elec plus the two multi-fuel stoves

House history:

Thought to be one of the first (if not the first) house built in the old village. Was a double fronted 2-up 2-down and likely was intended to face New Road. The paperwork with the house is extensive and includes the original deeds.

Renovations/changes in past 3 years:

Kitchen / utility / downstairs loo - full renovation done two years ago.

Includes:

New composite steel core front door

Kitchen - this was previously more like a large hallway but with boiler in corner and some kitchen units (though main kitchen was actually in utility/loo area)

Knocked out chimney breast and took all walls back to

brick/stone. Boiler relocated to new utility space. New doorway to utility created, downstairs loo installed.

Kitchen and utility all from Howdens.

Floor is limestone slabs.

Exposed stone wall is original exterior wall - that's also why the door to living room is lower, it was the original back door.

The whole kitchen / utility area is a later extension to the original house which was built circa 1880, one of the first house built in the old village. No idea when the extension was done, was likely before planning permission and building regs!

All recent work done to building regs and signed off; this can be shown at conveyancing stage.

Boiler - age not known, thought to be 7-8 years. Serviced annually, last service was Sept 2024, no issues/repairs needed.

Electrics - new consumer board as part of works done two years ago (inside top cupboard in utility). Also general upgrades to electrics throughout house, mainly additional sockets upstairs.

Other works done:

Living room - Stovax stove installed Jan 2023; ceiling replastered; redecoration.

Dining room - Portway stove installed Nov 2023

Guest room - updated electrics, ceiling replastered, redecoration, carpeting (all done in 2024)

Third bedroom / office - updated electrics and additional sockets, fully replastered, decorated, carpeted (all done in 2024)

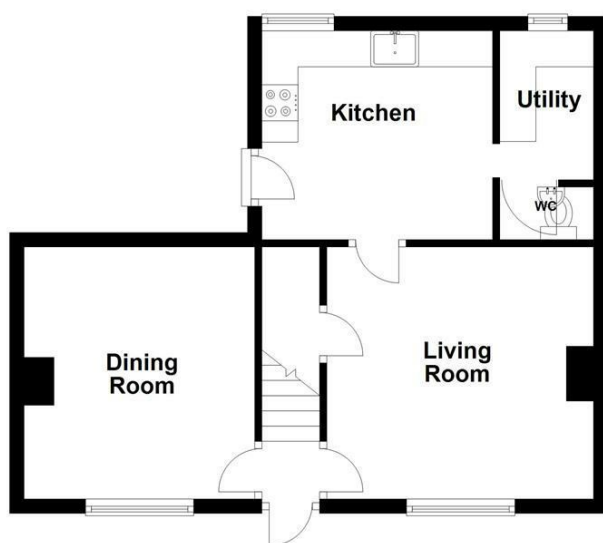
Damp proofing:

There is an historic electric-osmosis damp proof course in the house. When the kitchen was renovated, this system was preserved and refitted by a specialist contractor. The power for this system is located in the rear corner of the living room, behind the blue chair.

Outside:

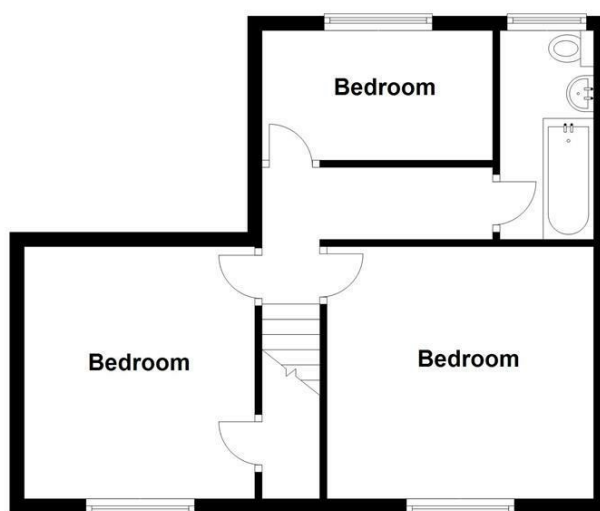
Repairs to mortar along rear of house to about 2m high - done in lime, more suitable to original house building materials.

New patio done April 2025; replaced old and damaged patio.



Ground Floor

Approx. 44.3 sq. metres (476.5 sq. feet)



First Floor

Approx. 41.7 sq. metres (449.3 sq. feet)

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		88
(81-91) B		
(69-80) C		
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC