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Lawson Road, Wrexham

£390,000









Spacious four-bedroom detached mid-century home featuring an inviting entrance hall, cloakroom, and utility room. The generous living room includes a triple-aspect bay window and fitted media unit. The open-plan kitchen/dining area boasts stylish units, integrated appliances, and French doors to a large rear garden. Upstairs offers four bedrooms—including a home office—and a modern four-piece bathroom. Additional benefits include a garage with power, off-road parking, and a generous rear garden with patio, lawn, mature borders, lighting, water supply, and timber shed.

A well-maintained home combining style, space, and functionality in a sought-after location.

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DESCRIPTION

This spacious four-bedroom detached mid-century family home boasts an inviting entrance hall with wood-grain effect laminate flooring and practical cloakroom and utility spaces. The generous living room features a triple-aspect bay window and fitted media unit, while the open-plan kitchen/dining/sitting area impresses with stylish grey units, integrated appliances, and French doors opening to a large rear garden.
Upstairs, four well-proportioned bedrooms—including one currently used as an office—and a beautifully appointed four-piece bathroom suite provide comfortable living. Additional highlights include a garage with power and lighting, off-road parking, and a generous rear garden with patio, lawn, mature borders, outside lighting, water supply, and timber shed. This well-maintained property offers a perfect blend of style, space, and functionality in a sought-after location.



LOCATION

A sought-after location in Wrexham, offering easy access to local amenities, schools, and transport links. This address provides a quiet, residential setting while still being close to the conveniences of the town.



ENTRANCE HALL

14 x 7'86

The property is entered through a UPVC opaque double-glazed front door, which opens into an inviting entrance hall featuring wood-grain effect laminate flooring, a radiator, and a built-in cloak cupboard with dual-height hanging space. Doors lead to the cloakroom WC and utility room, with an open passage continuing to the inner hallway.



INNER HALLWAY

17'23 x 6'46

The woodgrain effect laminate flooring from the entrance hall continues into the inner hallway, which features a turned staircase leading to the first-floor accommodation, a grey column tower radiator, and recessed ceiling downlights. There is also a double-door cloak cupboard and doors opening to both the living room and the open-plan kitchen/dining/sitting area.

UTILITY ROOM

Featuring wood-grain effect laminate flooring, a fitted work surface, a semi-vaulted ceiling with recessed downlights and an extractor fan, along with space and plumbing for a washing machine.



CLOAKROOM WC

Featuring wood-grain effect laminate flooring, partially panelled walls, recessed ceiling downlights, and an extractor fan. The space is fitted with a chrome heated towel rail, a dual-flush low-level WC, and a vanity unit with a countertop-mounted wash basin and mixer tap.

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LIVING ROOM

17'9 x 13'94

A spacious living room featuring a triple-aspect bay window to the front elevation, a column-style radiator, wood-grain effect laminate flooring, a fitted media unit, a second radiator, and recessed downlights set into the ceiling.





KITCHEN/DINING/SITTING ROOM

28 x 19'71 (max)

A generously sized room with wood-grain effect laminate flooring throughout, featuring one radiator and two grey column-style tower radiators. There is a full-length window on the side elevation, two additional windows facing the rear, and a bay with UPVC double-glazed French doors that open onto the rear garden. A single glazed door provides access to the side elevation of the property. Recessed downlights are fitted in the ceiling. The kitchen area is equipped with an attractive range of grey wood-grain wall, base, and drawer units, all finished with stainless steel handles and work surfaces. It includes a resin single drainer sink with a mixer tap. Integrated appliances comprise a double oven, a single oven, induction hob with a concealed extractor fan above, a microwave oven, and a tower fridge and freezer.

FIRST FLOOR LANDING

Featuring a window overlooking the side elevation, loft access, and doors leading to four bedrooms as well as a stylish four-piece bathroom suite.



BEDROOM ONE

14'82 x 10'79

Featuring a triple-aspect bay window overlooking the front elevation, a radiator, and recessed ceiling downlights.



BEDROOM THREE

10'77 x 6'82

Featuring a window overlooking the side elevation, a radiator, and recessed ceiling downlights.



BEDROOM TWO

10'60 x 9'87

Equipped with a built-in wardrobe, a window overlooking the rear elevation, a radiator, and recessed downlights.



BEDROOM FOUR

6'96 x 5'73

Featuring a window overlooking the side elevation, a radiator, and recessed ceiling downlights, this room is currently used as an office by the owners.



BATHROOM

12'84 x 6'97

A generously sized bathroom providing ample space for a panel bath with a central waterfall-style mixer tap and handheld shower attachment, alongside an oversized shower enclosure featuring panel walls, an integrated shelf, and a dual-head thermostatic shower. The room also includes a dual-flush low-level WC and a vanity unit with his-and-hers countertop-mounted wash basins, each fitted with waterfall-style mixer taps. The floor is finished with wood-grain laminate, complemented by a grey column-style tower radiator on the wall, a window overlooking the rear elevation, and recessed downlights set into the ceiling.





FRONT EXTERIOR

At the front of the property are well-maintained shrub gardens, along with brick block and concrete off-road parking leading to the garage and carport, which provide access to the rear garden.



GARAGE

20 x 9'22

The garage is equipped with power and lighting and can be accessed from the front via an up-and-over garage door. Alternatively, pedestrian access is available through a wooden door on the side, and there is an opaque window overlooking the rear garden.

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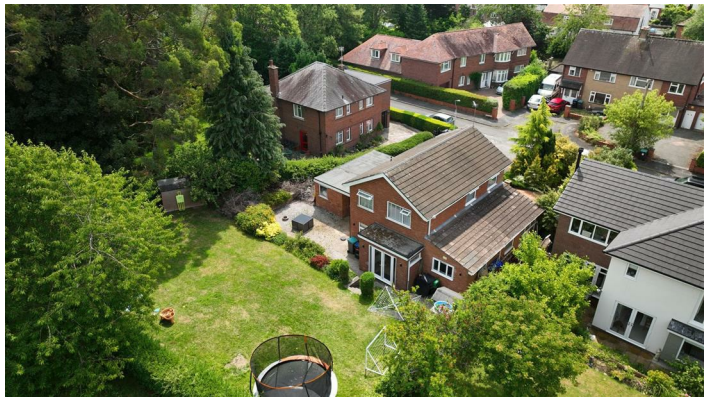
REAR GARDEN

A generous rear side garden featuring a gravel patio area with steps leading up to a large lawn, surrounded by well-stocked shrub and planted borders, hedging, outside lighting, a water supply, and a timber shed.





DRONE



Viewings

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

To Make an Offer

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

Mortgage Advice

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.

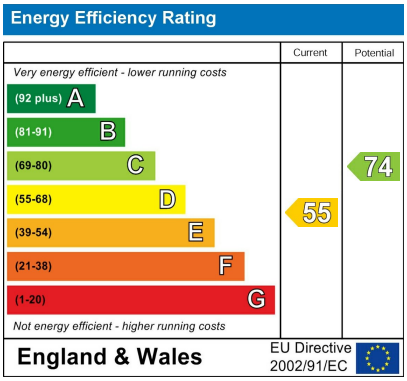
Additional Information

We would like to point out that all measurements, floor plans and photographs are for guidance purposes only (photographs may be taken with a wide angled/zoom lens), and dimensions, shapes and precise locations may differ to those set out in these sales particulars which are approximate and intended for guidance purposes only.

1/ Loft Boarded with Light.
2/ Worcester Combination Boiler in Garage

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