

Town & Country

Estate & Letting Agents

Furnace Bank, Ponciau

Offers Over £156,500



A light and deceptively spacious two bedroom detached bungalow set on a great sized plot in great condition. The property comprises; entrance hall, lounge, kitchen/breakfast room, two bedrooms and bathroom internally, with enclosed gravelled garden to front and an extensive gravelled and paved lawn to rear. Viewings come highly recommended!

Land with garage adjacent to the property is available to purchase separately for £25,000

Imperial Buildings, King Street, Wrexham, LL11 1HE
info@townandcountrywrexham.com

TEL: 01978 291345

Entrance

Door to front entrance into:



Radiator. Double glazed door to side.
Double glazed window to rear.



Bathroom

10'0" x 7'8"

Low level W/C. Pedestal wash hand basin. Panel enclosed bath. Corner shower. Fully tiled walls. Tiled flooring. Double glazed window to side and rear.

Lounge

13'1" x 11'10"

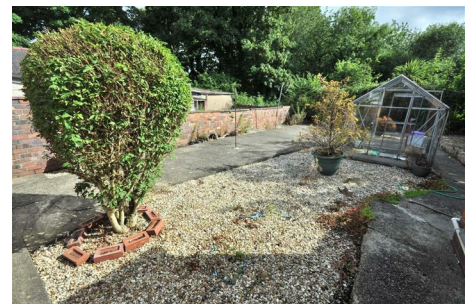
Electric fire with stunning surround. Laminate flooring. Double glazed window to front. Radiator.



Master Bedroom

13'1" x 10'3"

Coved ceiling. Double glazed window to front. Radiator.



Outside

An extensive gravelled and paved garden to rear with shrubbery.



Kitchen/Breakfast Room

Fitted with a range of high quality wall, base and drawer units with complementary work surfaces. Integrated electric oven, gas hob and extractor hood over. Integrated fridge. Integrated dishwasher. 1 & ½ stainless steel sink unit and drainer with mixer tap. Localised wall tiling. Tiled flooring.

Inner Hallway

Double glazed window to side. Laminate flooring. Doors to:



Bedroom Two

9'5" x 8'5"

Worcester combi boiler. Double glazed window to rear. Radiator.





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Viewings

Strictly by prior appointment with Town & Country Wrexham I.E.A. On 01978 291345

To Make an offer

If you would like to make an offer please contact the Office and one of the Team will assist you further.

Services

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

Mortgage Advice

Town and Country Property Services 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.

Hours of Business

Monday to Friday - 8:30am - 5:30pm

Saturday - 9:00am - 4:00pm

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. Unless informed otherwise by the vendor, this property is marketed under the assumption it is freehold.

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.

