

Town & Country

Estate & Letting Agents

Daleside Avenue, Borras

£229,950



This detached two bedroom bungalow occupies an elevated corner position, within the desirable Wrexham suburb of Borras, benefitting from gas central heating and UPVC double glazed windows and doors. The property itself in brief comprises; an entrance vestibule, reception hall, lounge/dining room, kitchen, shower room and two bedrooms. To the rear of the property is an enclosed predominantly lawned and shrubbed garden as well as off-road parking to the front of a single detached garage. Viewings are highly recommended!

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

TEL: 01978 291345

Entrance

The property is entered through UPVC double glazed front door, which opens to a vestibule with a double door cloaks cupboard and an internal door opening to the reception hall. The reception hall has a built-in store cupboard, access to the loft space and internal doors off opening to the living/dining room, the kitchen, the shower room and to both bedrooms, and radiator.



Lounge

16'0 x 8'11

A living gas fire within a marble hearth and Adam style surround. French doors to rear patio area: Double glazed window to front. Double glazed window to conservatory. Radiator x2.



Kitchen

12'1 x 9'9

Fitted with a range of cream shaker style wall, base and drawer units with complementary work surfaces. Stainless steel one and a half bowl sink unit and tiled splashbacks. Integrated oven, hob

and extractor hood above. Space and plumbing for washing machine and dishwasher. Wall-mounted gas combination boiler. Double glazed door to conservatory. Radiator.

Conservatory

9'4 x 6'2

A single glazed coated aluminium framed conservatory with a patio door opening to the rear garden.



Shower Room

6'3 x 6'2

Low level W/C. Walk-in shower cubicle with dual head thermostatic shower. Pedestal wash hand basin. Partially tiled walls. Heated towel rail. Extractor fan. Opaque window to side.



Bedroom One

14'6 x 8'10

Double glazed window to front. Radiator.



Bedroom Two

12'2 x 9'2

Double glazed window to front and side. Radiator.

Outside

The property sits on an elevated corner plot, predominantly lawned and shrubbed with an external courtesy light to the side of the front door. Vehicle parking is located towards the rear of the property in front of a single detached garage. Iron gated access opens to the rear garden which is predominantly lawned with shrubbed borders and a paved patio area and there is also an external light and water supply.

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 the office and one of the team will assist you further.

Services (Wrexham)

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

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.

Hours of Business (Wrexham)

Monday to Friday - 8:30am - 5:30pm
Saturday - 9:00am - 4:00pm

Additional Information (Wrexham)

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.

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.

