

# Town & Country

Estate & Letting Agents



**35 Unicorn Road, Oswestry, SY11 2DQ**

**£750**

**\*\*Available from January \*\***Nestled on Unicorn Road in the charming town of Oswestry, this delightful Three -bedroom flat offers a perfect blend of comfort and convenience. The property boasts a spacious and airy atmosphere, enhanced by large windows that allow natural light to flood the living spaces.

As you enter, you are greeted by a welcoming layout that includes a well-appointed bathroom and three generously sized bedrooms. The highlight of the living area is the elegant French door that opens onto a balcony.

The flat is situated within walking distance of the town centre, making it easy to access local shops, cafes, and amenities. Additionally, residents benefit from a communal car park, ensuring that parking is never a hassle.

This property is perfect for those who appreciate a light-filled home in a vibrant community. With its excellent location and inviting features, this flat is a wonderful opportunity for anyone looking to settle in Oswestry.



## **DIRECTIONS**

From our Willow Street office proceed out of town and turn right onto Castle Street. Turn left at the bottom of Castle Street onto Beatrice Street, and proceed along onto Gobowen Road before turning right onto Whittington Road. Take the first turning right into Unicorn Road where the property will be found on the right hand side.

## **ACCOMMODATION COMPRISES**

### **ENTRANCE HALL**



Having wood effect flooring, part glazed door to the entrance area.

### **BATHROOM**

The modern white bathroom suite comprises panelled bath, low level w.c., pedestal wash hand basin, part tiled walls, tiled floor, shelving unit and window to the rear.

## **KITCHEN**



Fitted with base units with work surfaces over, electric oven and hob above, space for fridge freezer, plumbing for washing machine, one and a half bowl stainless steel sink with mixer tap, off window to the front.

### **Living Room**



Having a window to the front, radiator, coved ceiling, t.v. point and telephone point.

### Additional Photo



With grey wood effect flooring running through from the hallway, and doors to the lounge and kitchen.

### BEDROOM ONE



Having a window to the front, radiator.

### BEDROOM TWO



Having a window to the front, radiator.

### Bedroom Three



Beige carpet, radiator and window to the front

### OUTSIDE

To the rear of the property there is a communal yard and car park.

### VIEWING

Anyone wishing to view can complete an interest to view form through Rightmove, Due to the high-volume of enquiries, we are unable to arrange viewings for every interested party , therefore completing the interest to view form does not guarantee a viewing.

### SERVICES

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

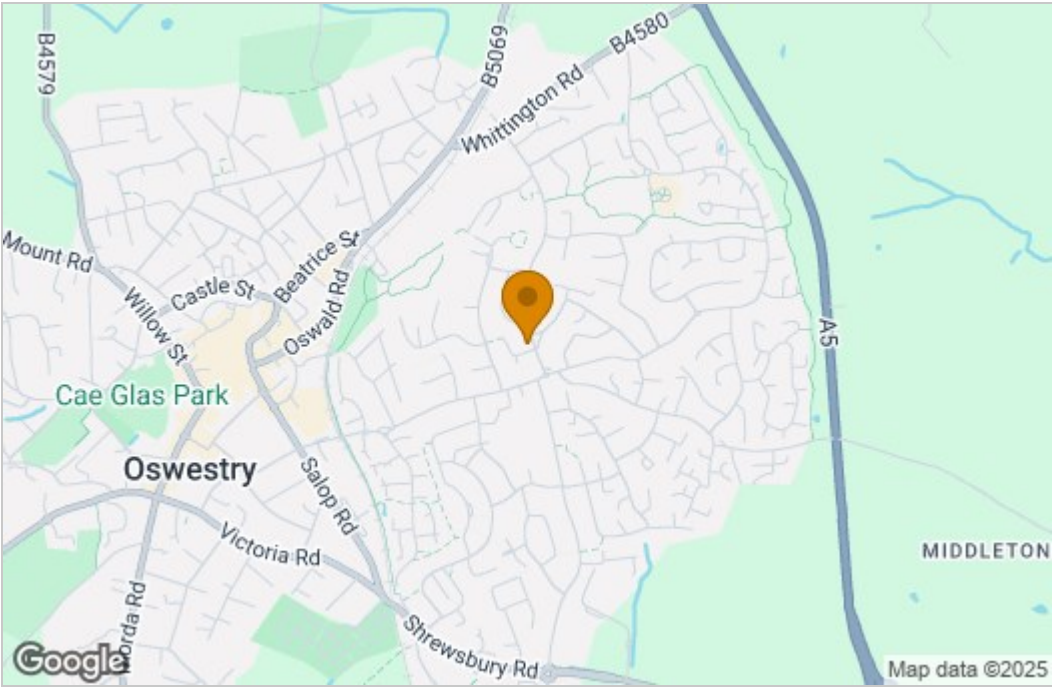
### HOURS OF BUSINESS

Monday - Friday - 9.00 - 5.00

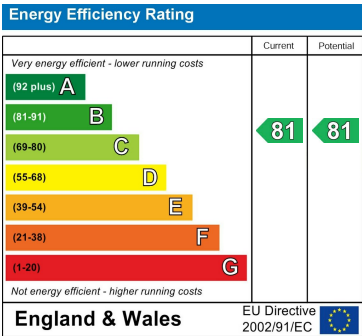
Saturday - 9.00 - 2.00

Floor Plan

Area Map



Energy Efficiency Graph



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 firms employment has the authority to make or give any representation or warranty in respect of the property.

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