



Maes Glyndwr, Wrexham

North Wales, LL11 2DJ



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£1,400 Per Calendar

HUNTERS®

HERE TO GET *you* THERE

Maes Glyndwr, Wrexham

DESCRIPTION

We are pleased to offer to the rental market this 3 bedroom family home. The property consists of Lounge, kitchen/diner, downstairs WC, three bedrooms one with en suite, family bathroom, enclosed garden to rear and driveway.

Situated close to the amenities offered by Wrexham including Glyndwr University which is within walking distance.

Enquiries by email only please.



ROOMS

Hall

Lounge

17'0" x 10'2" + 9'6" into bay

Kitchen/Diner

17'0" x 10'5"

Downstairs WC

6'2" x 3'3"

Stairs/Landing

Bathroom

7'0" x 6'2"

Main Bedroom

11'3" x 9'6"

En Suite

7'6" x 3'9"

Second Bedroom

10'5" x 10'0"

Third Bedroom

8'2" x 7'2"

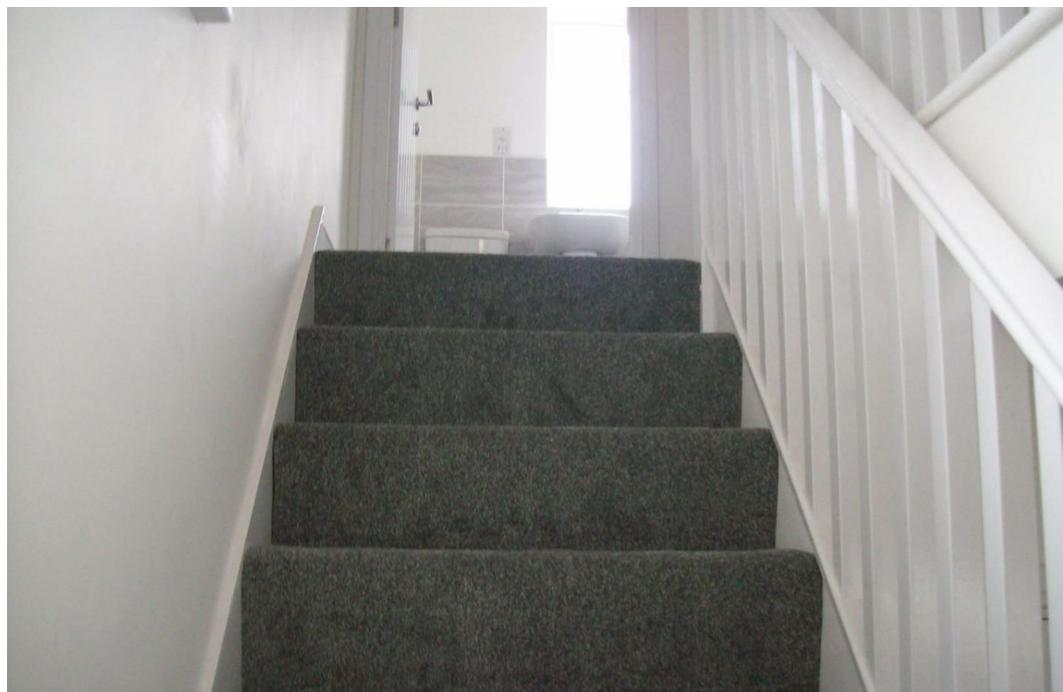
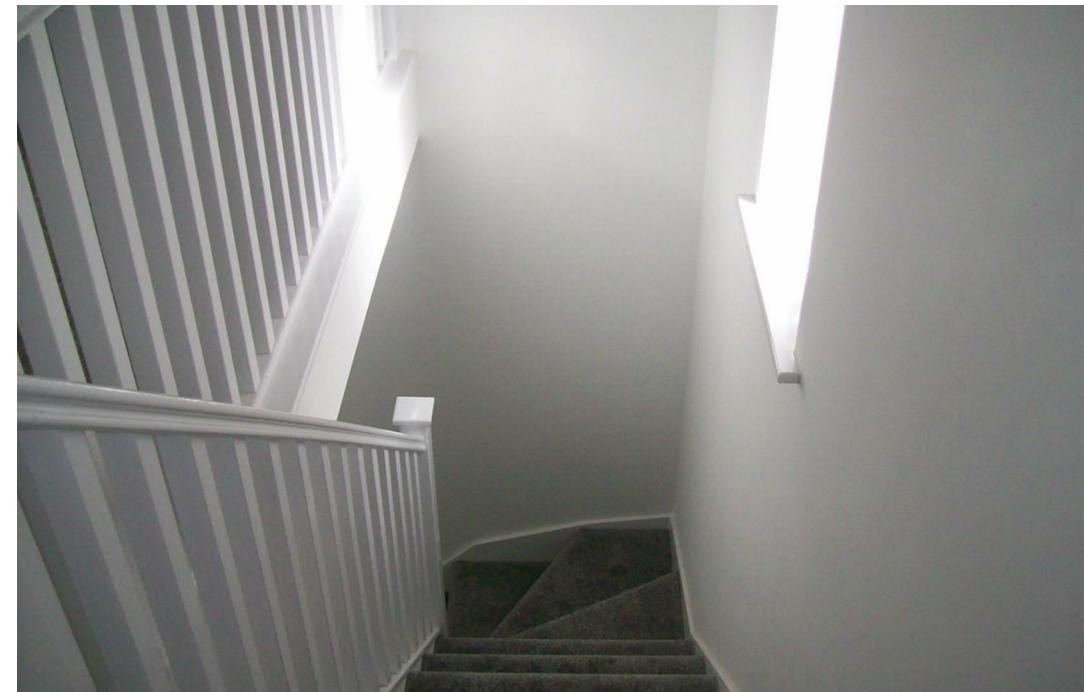
Outside

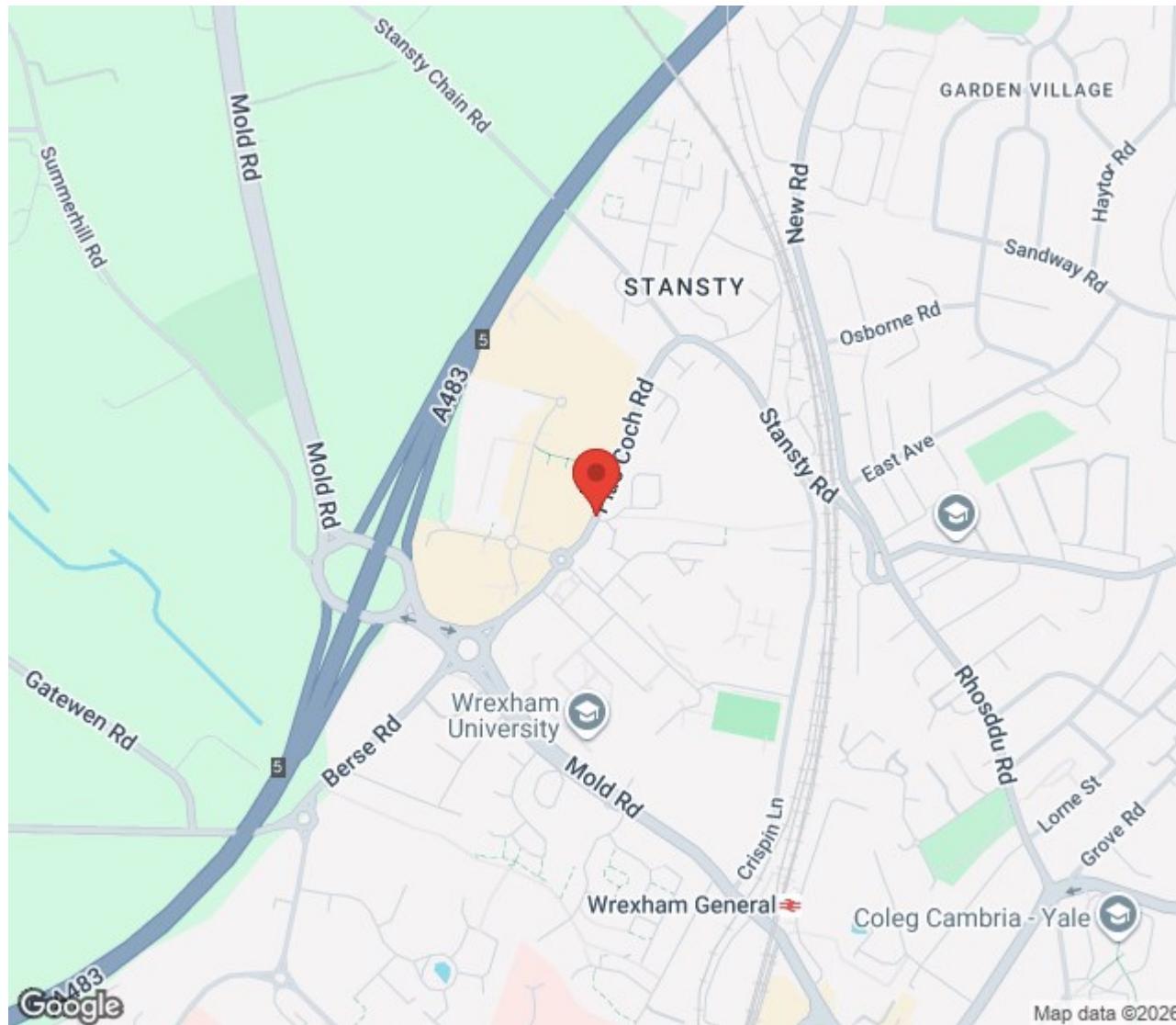
Small front lawned area with path leading to front.

Driveway parking to rear of property.

Enclosed garden laid to lawn and patio area with access gate.







ENERGY PERFORMANCE CERTIFICATE

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A	95	
(81-91)	B	84	
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Thinking of Selling?

If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

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These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.