



2 Jones Street

Rhosllanerchrugog, Wrexham, LL14 1AS

£125,000



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Entrance Porch

Accessed via a UPVC double glazed door with matching side window. Houses the electric fuse box and leads directly into:

Lounge

13'9" x 10'2" (4.20m x 3.11m)

A spacious and light-filled reception room featuring a UPVC double glazed window to the front elevation. Benefits include a panel radiator, two built-in storage cupboards, TV aerial point, and under-stairs storage. Stairs rise to the first floor, and a door provides access into the kitchen.

Kitchen/Diner

16'11" x 8'11" (5.18m x 2.72m)

This beautifully refurbished kitchen comprises a range of contemporary light grey high-gloss wall and base units, complemented by stylish work surfaces and an inset stainless steel sink with mixer tap. There is space for a freestanding cooker, plumbing for a washing machine, and a wall-mounted boiler. Finished with a panel radiator, UPVC double glazed window, and door leading to the rear garden.

To the First Floor

Bedroom One

13'9" x 8'5" (4.20m x 2.59m)

A well-proportioned double bedroom with UPVC double glazed window to the front elevation, panel radiator.

Bathroom

Fitted with a modern white three-piece suite comprising a panelled bath with shower attachment over, low-level WC, and wash hand basin. The

bathroom also benefits from partially tiled walls, a panel radiator, a built-in airing cupboard housing the hot water cylinder, and a UPVC double glazed window to the rear.

Bedroom Two

10'9" x 8'6" (3.29m x 2.61m)

A second good-sized bedroom with UPVC double glazed window to the rear elevation and panel radiator.

Outside

To the front, a paved pathway leads to the entrance. The rear garden is fully enclosed by panel fencing and features a paved patio area, ideal for outdoor seating and entertaining.

Additional Information

New flooring and carpets are getting fitted in the next week.

Viewing Arrangements

Mortgage Advice

To Make An offer

Misrepresentation Act

Money Laundering Regulations

Services

Loans

Hours Of Business

Tel: 01978 353000



Road Map



Hybrid Map



Terrain Map



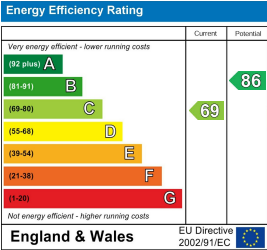
Floor Plan



Viewing

Please contact our Reid & Roberts - Wrexham Office on 01978 353000 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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