



**Yale Street
Johnstown
Wrexham
LL14 1NE**

Offers In Excess Of £122,000

bettermove

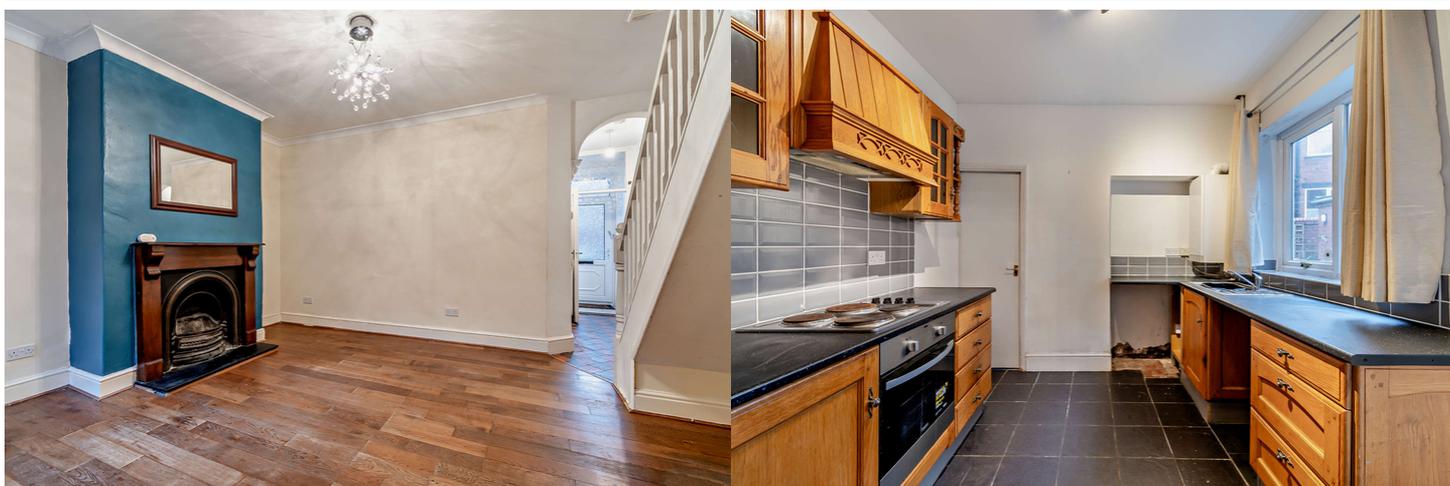
Yale Street Wrexham

Bettermove are proud to present this 3 bedroom terraced house/flat in Wrexham available with no forward chain.

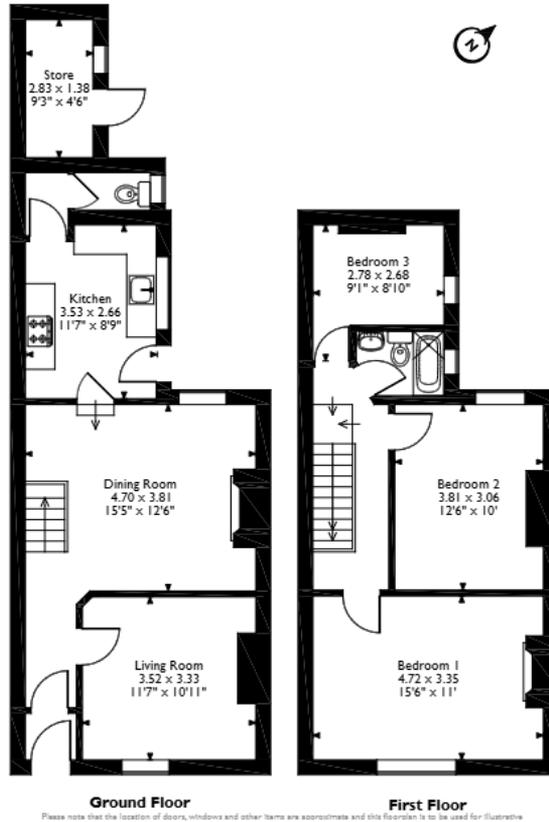
The property benefits from double glazing, gas central heating throughout and has on street parking available. The council tax band is B.

The interior of this beautifully presented property comprises a spacious living room, dining room and fitted kitchen on the ground floor. The first floor consists of 3 bedrooms and the family bathroom. The exterior boasts a private rear garden, perfect for enjoying the summer months.

Located in the popular village of Johnstown, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs. Excellent transport connections can be found from M53, Raubon Rail Station and local bus routes.



Yale Street, Johnstown, Wrexham
 Approximate Gross Internal Area
 Main House = 90 Sq M/969 Sq Ft
 Outbuilding = 4 Sq M/43 Sq Ft
 Total = 94 Sq M/1012 Sq Ft



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



20-22 Bridge End, Leeds, LS1 4DJ
t: 0330 004 0050 e: hello@bettermove.co.uk
www.bettermove.co.uk