Town & Country
Estate & Letting Agents

Moss Wood Court, Wrexham

£399,950









An impressive four-bedroom detached family home offering stylish, contemporary accommodation in the popular New Broughton area of Wrexham. Beautifully presented throughout, the property features a spacious open-plan kitchen, dining and family room with a newly installed bespoke kitchen, concealed utility area and direct access to the rear garden.

Further highlights include a separate living room with a bespoke media wall, a dedicated home office, downstairs WC and four well-appointed bedrooms. The main bedroom benefits from fitted wardrobes and a contemporary en-suite, while the family bathroom features a freestanding bath, separate walk-in shower and elegant brushed-gold fittings. Outside, the low-maintenance rear garden includes raised decking, an artificial lawn, established planting and gated side access. This thoughtfully upgraded home is ideally suited to modern family life, and an internal viewing is highly recommended.

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DESCRIPTION

A beautifully presented four-bedroom detached home featuring a newly installed open-plan kitchen, dining and family room, a separate living room with bespoke media wall, a home office, main bedroom with en-suite and a stylish family bathroom. The property also benefits from fitted wardrobes and a low-maintenance landscaped rear garden.



LOCATION

Moss Wood Court is situated within the popular residential area of New Broughton, a short distance from Wrexham city centre and its extensive range of shops, restaurants, leisure facilities and everyday amenities. Local schools are available nearby, while the surrounding Moss Valley offers attractive woodland walks and outdoor recreation. The area is also conveniently placed for access to the A483, providing connections throughout North Wales, Chester and the wider North West region.



ENTRANCE HALL

10'5 x 10'3

The entrance hall provides access to the living room, with stairs rising on the left-hand side. An internal door leads into the office on the right-hand side. There is also access to the kitchen/diner living space, the downstairs toilet and the downstairs storage cupboard.



LIVING ROOM

11'5 x 17'

The living room has a lovely built-in media wall with built-in spotlights and built-in sound speakers. It also has a built-in TV area, an electric fire, a modern grey radiator and a large UPVC double-glazed window facing the front elevation of the property.







OFFICE

6'6 x 7'7

The downstairs office has a large UPVC double-glazed window facing the front elevation of the property and the same carpet as throughout the house.



DOWNSTAIRS TOILET

2'9 x 6'1

The downstairs toilet has an integrated-flush WC, tiled floor and ceiling, a modern grey radiator and a wall-mounted modern sink with a vanity drawer beneath it.

UNDERSTAIRS STORAGE CUPBOARD

The under-stairs storage cupboard has plug sockets, making it perfect for Hoover charging and other storage needs.

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KITCHEN

25'4 x 12'6

The newly installed kitchen features lovely grey bespoke drawers and cupboards, with elevated kitchen handles in gold. It is partially tiled throughout in this lovely emerald-green retro-style tile. The combi boiler is tucked away in a cupboard. There are two large UPVC double-glazed windows facing the rear elevation, a wine cooler, integrated hob and oven housing, and plenty of drawer and cupboard storage. The kitchen also benefits from a deep ceramic sink and a beautiful marble-effect worktop. The floor is tiled throughout, flowing seamlessly into the lounge/diner living area just off the kitchen.



UPVC double-glazed patio doors, with a UPVC double-glazed window either side, lead out to the rear garden. There are spotlights overhead and a smart-installed extractor fan.
The kitchen also benefits from a built-in American-style fridge freezer and houses a utility/pantry area. Double doors open out to reveal space for the washing machine, tumble dryer and other appliances, such as an air fryer and microwave. It also has built-in kitchen cabinets above and an extractor/ceiling ventilation fan.













FIRST FLOOR LANDING

6'6 x 9'1

The first-floor landing has this lovely modern grey, plush carpet and a modern grey radiator. It provides access to all bedrooms and the family bathroom. The landing has been panelled, and access to the loft is also located on the first floor.



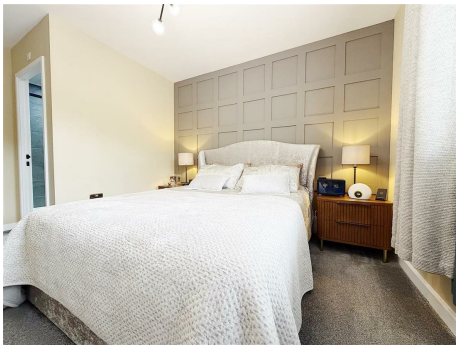
PRINCIPAL BEDROOM

9'10 x 14'3

The main bedroom is fitted with this lovely modern grey carpet, a grey radiator and wall panelling on one wall. It has a large UPVC double-glazed window facing the front elevation of the property. It benefits from built-in wardrobes either side of the door and has an en-suite.

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EN SUITE

5'4 x 7'2

The en-suite has a walk-in shower, built-in alcove shelving with spotlights, a WC and a sink vanity unit. There is also a UPVC opaque double-glazed window facing the side elevation of the property and a large tiled radiator. This bathroom is tiled from floor to ceiling in this lovely charcoal-grey textured tile.



BEDROOM TWO

8'3 x 9'5

A lovely, spacious double bedroom with the same carpet flowing throughout. It has bespoke fitted wardrobes with spotlights and a large UPVC double-glazed window facing the front elevation of the property.



BEDROOM THREE

9'1 x 9'1

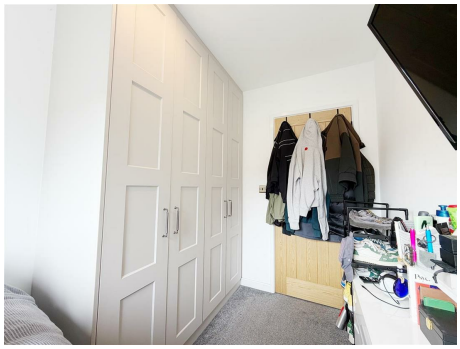
This bedroom has the same carpet, which flows seamlessly throughout the bedrooms straight off the landing. It has a large UPVC double-glazed window facing the rear elevation of the property, with a modern grey radiator just beneath it, as well as bespoke fitted wardrobes in this lovely neutral stone/beige colour.



BEDROOM FOUR

6'4 x 9'2

This bedroom has a UPVC double-glazed window facing the rear elevation of the property, bespoke fitted furniture and a bespoke fitted wardrobe. It also has the same carpet, which flows seamlessly from the landing.





FAMILY BATHROOM

8'3 x 7

The family bathroom features a mounted sink, a large freestanding bath, a freestanding sink/shower and an opaque UPVC double-glazed window. It also has a modern WC with an integrated flush, built-in modern shelving alcoves with spotlights overhead, a walk-in shower with a bracket and rainfall showerhead, and a radiator. Please note that all taps, shower fittings and the flush are finished in this lovely brushed-gold colour.



EXTERNALLY

Externally, the property has decking with

a step down onto the artificial grass patio, where the current trampoline is situated. Around the back of the garage, there is a timber gate providing side access to the rear garden. The garden also benefits from two palm trees, shrubs, an outdoor tap and spotlights within the decking.



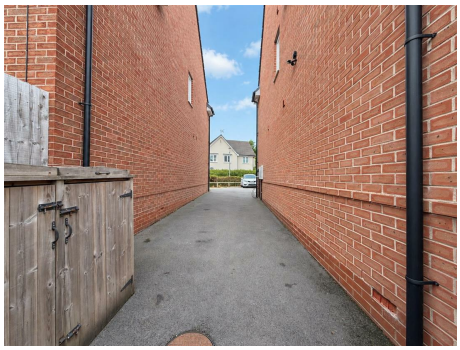














Services (Wrexham)

The agents have not tested any of the appliances listed in the particulars.
Tenure: Freehold
Council Tax Band E - £2,680

Viewings (Wrexham)

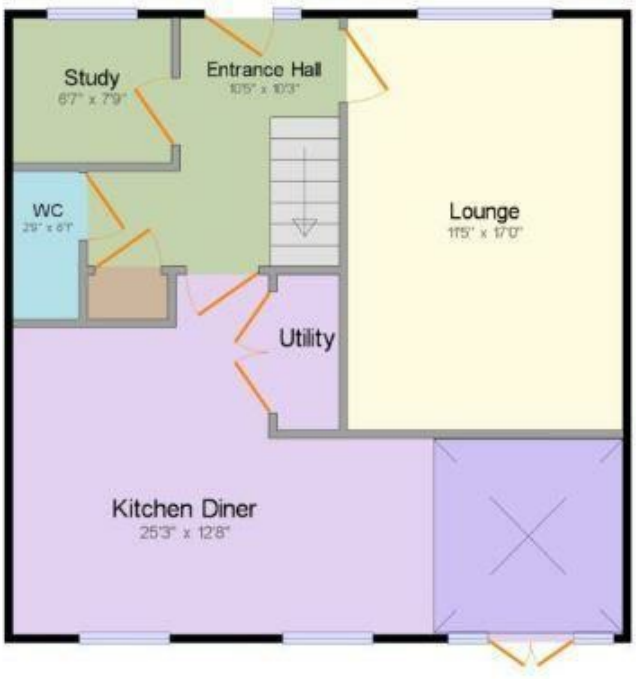
Strictly by prior appointment with Town & Country Wrexham on 01978 291345.

To Make an Offer (Wrexham)

If you would like to make an offer, please contact a member of our team who will assist you further.

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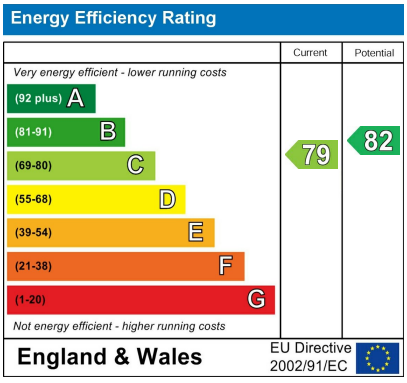
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Ground Floor



1st Floor



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