

# Wrights



**50 Blease Close**  
Trowbridge BA14 8WD

**Monthly Rental Of £825**



Wrights Residential, 24 Fore Street , Trowbridge, BA14 8ER  
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## Two bedroom first floor apartment

Electric heating

Allocated parking

Unfurnished

Spacious open plan lounge/diner and kitchen

PVCu double glazing

Situated in the popular Staverton Marina development

Available from late April

'Wrights Residential are delighted to offer this well presented two bedroom first floor apartment, situated in the popular Staverton Marina development. Features include laminate flooring throughout, a spacious open plan lounge/dinner and kitchen, electric heating and allocated parking. Available unfurnished from late April.

### The property comprises

#### Entrance Hall

With storage cupboard and airing cupboard.

#### Large open plan lounge/diner: 16' 10" x 15' 1" (5.14m x 4.59m) max

With wood laminate flooring, electric storage heater and Juliette balcony.

#### Kitchen 9' 11" x 5' 3" (3.02m x 1.61m)

With a range of eye level and base units, work tops with tiled splash backs, sink/drain unit, integrated oven/hob and space for fridge/freezer and washing machine.

#### Bedroom 1 10' 3" x 10' 3" (3.13m x 3.12m)

With wall mounted electric heating and PVCu double glazed window.

#### Bedroom 2 8' 3" x 7' 7" (2.51m x 2.30m)

With wall mounted electric heating and PVCu double glazed window.

#### Bathroom

With white suite comprising bath with shower over, W.C and hand basin.

#### Parking

Allocated parking for one vehicle.

#### Council tax

The property is currently in council tax band A.

#### Services

Mains electricity, water and drainage are connected. Please note that the Agent has not tested any appliances.

#### Broadband

Super fast broadband is available (source - Ofcom) Predicted maximum download speed - 80Mbps

#### Mobile phone coverage

Outdoor coverage is likely - source Ofcom.



## First Floor

