





5 Maes Ffynnon, Ruthin, LL15 1LX - £110,000

Tenure: Leasehold | EPC: C70 | Council Tax: B

Offered with no onward chain, this well presented ground floor apartment is tucked away in a popular residential cul-de-sac, within walking distance of Ruthin town centre. Self contained and easy to enjoy, the property offers a welcoming entrance porch leading into a spacious living and dining room, inner hall, a good sized double bedroom, a shower room with a wet floor system and modern fitted kitchen featuring integrated appliances. With its convenient location and well planned accommodation, this is a home worth viewing.

Further benefits include a easy maintenance shared garden, an allocated parking space, uPVC double glazed windows and gas central heating. The cul-de-sac setting offers a pleasant place to come home to, while Ruthin town centre is within walking distance for local amenities. Whether you are looking for a manageable home or a convenient base, this apartment is well placed.



Total: 42 m2
Ground Floor: 42 m2
Excluded Areas: Walls: 5 m2

ended As a Guide Only. Whilst Every Effort Has Been Made To Ensure Accuracy, All Dimensions, Areas And Layouts Are Approximate And May Vary Slightly From The Finished Property. The Plan Is Not To Scale And Should Not Be Used For Any Purpose Requiring Precise Measurements. Purchasers And Tenants Should Verify All Measurements Independently Before

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