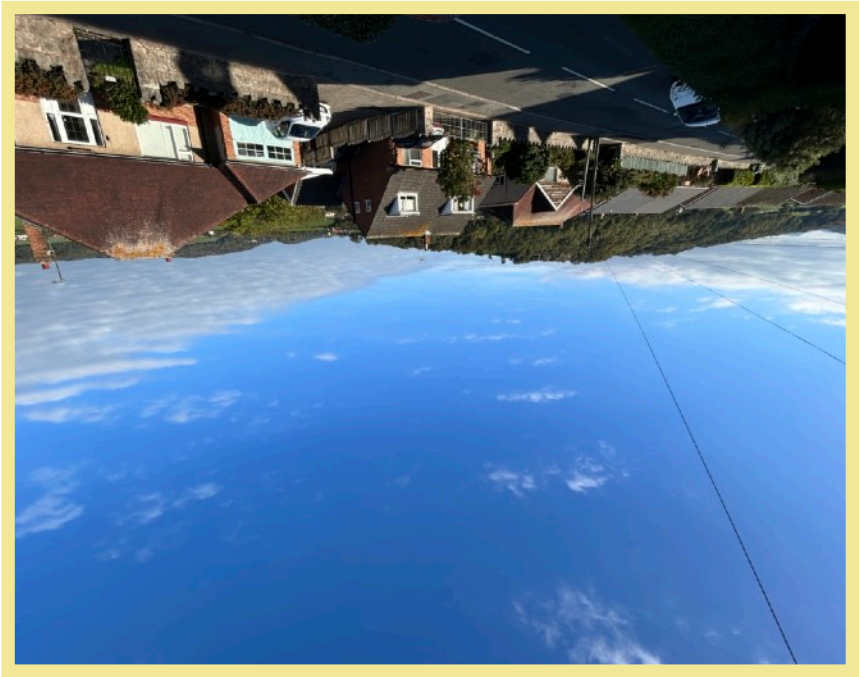


We endeavor to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty can be given as to their condition. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers. Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating traveling some distance to view the property.

www.fletcherpoole.com



Traditional Four Bedroom Semi Detached Family House

Situated In A Popular & Convenient Residential Area

Description

This traditional four bedroom semi-detached family home is spacious & well-planned. Situated in the popular & convenient residential area of Rhos on Sea. Close to local shops, schools and other amenities. A short drive from both Llandudno & Colwyn Bay. There is substantial off-road parking on the driveway to the front and a large, enclosed, tiered garden to the rear with fenced & hedged borders, a variety of trees, plants & shrubs and a patio seating area. Far reaching mountain views are enjoyed from the front facing rooms.

The accommodation comprises of:- Entrance porch, hallway, light & spacious lounge with bay window and feature stone fireplace with gas burner, kitchen, dining room with another stone feature fireplace with gas burner and doors out onto the patio, utility room and w.c. Stairs in the hallway lead up to four double bedrooms. The master bedroom has a bay window and a range of built-in wardrobes. The family bathroom is a good size with a bath and separate shower. There are UPVC double glazed windows & doors and gas central heating throughout the house.

Viewing is highly recommended to appreciate this spacious, traditional family home and it's convenient location

- ✓ TRADITIONAL FOUR BEDROOM SEMI-DETACHED FAMILY HOUSE
- ✓ SPACIOUS & WELL PLANNED
- ✓ SUBSTANTIAL OFF-ROAD PARKING
- ✓ ENCLOSED, TIERED REAR GARDEN
- ✓ CONVENIENT & POPULAR RESIDENTIAL AREA
- ✓ CLOSE TO LOCAL SHOPS, SCHOOLS & OTHER AMENITIES

Lounge

5.50m x 5.46m (18'1" x 17'11")



Kitchen

4.06m x 2.96m (13'4" x 9'9")



Porch

1.75m x 0.96m (5'9" x 3'2")

Hallway

4.32m x 2.09m (14'2" x 6'10")

Dining Room

4.53m x 4.04m (14'11"x 13'3")



Utility Room

2.68m x 1.86m (8'10" x 6'2")

W.C.

1.38m x 0.77m (4'6" x 2'7")

Bedroom One

5.35m x 3.71m (17'7" x 12'2")

Bedroom Two

4.16m x 2.97m (13'8" x 9'9")

Bedroom Three

4.03m x 3.17m (13'3" x 10'5")

Bedroom Four

3.29m x 2.44m (10'10" x 8'0")

Bathroom

5.14m x 1.82m (16'11" x 6'0")

Location

The property is located in the popular coastal resort of Rhos on Sea with its wealth of local shops and other facilities. The larger resorts of Llandudno and Colwyn Bay are approximately three miles, and it is conveniently located for easy access to the A55 dual carriageway for Chester and the motorways beyond, also the main rail line Holyhead to Euston.

Directions

From the Rhos On Sea office turn left down Penrhyn Avenue, turn left onto Church Road, proceed to the T junction turn right onto Llandudno Road, second left onto Dinerth Road.

Council Tax Band: "F" (provided on www.voa.gov.uk)
Energy Performance Rating Band D

4 Bedroom
Semi Detached
House

138 Dinerth Road
Rhos on Sea
LL28 4YF

£339,950

Reference Number:RP4131
20/10/25

Fletcher & Poole,
1A, Penrhyn Avenue
Rhos-on-Sea, LL28 4PS

Registered Company
Number 4687367

Valuation

Thinking of moving in the near future please do not hesitate to ask for a FREE sales valuation

Viewing

By appointment contact:

tel: 01492 549178

email:
rhosonsea@fletcherpoole.com
web: www.fletcherpoole.com

