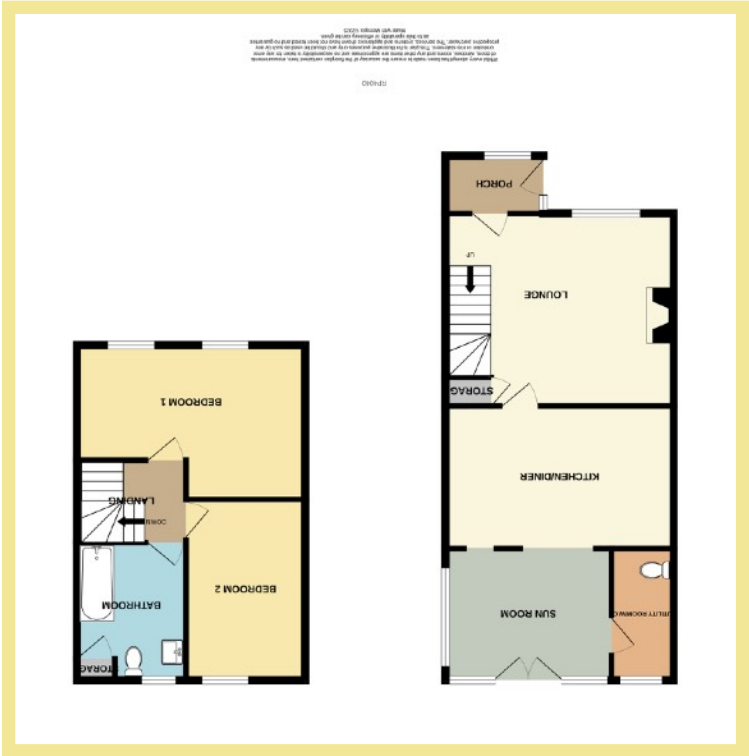


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5 Maesgwyn Road
Penrhyn Bay
LL30 3PP

Two Bedroom Mid Terrace Cottage Steps Away From The Promenade & Beach In A Highly Desirable Location

Description

This deceptively spacious two bedroom mid terrace cottage is steps away from the promenade & beach in a highly desirable location. Close to the local shops & other amenities of Penrhyn Bay & Rhos on Sea. A short drive to both Llandudno & Colwyn Bay. The cottage benefits from a good sized paved off road parking area at the front and a lovely enclosed walled garden at the rear. Lawned with trees, plants & shrubs, flagged patio seating area and garden shed. There is shared access through to the cottages either side via timber gates. The accommodation comprises of:- Entrance porch with stained glass inner door, spacious lounge with fireplace & understairs storage, kitchen/diner opening into a sunroom with French doors out onto the rear garden, utility room with w.c. Stairs in the lounge lead up to two double bedrooms, one with an original cast iron fireplace and a large bathroom. With gas central heating and sash windows throughout. Viewing is highly recommended to appreciate the spacious layout & fantastic location this cottage has to offer.

- ✓ DECEPTIVELY SPACIOUS TWO BEDROOM MID TERRACE COTTAGE
- ✓ HIGHLY DESIRABLE LOCATION
- ✓ STEPS AWAY FROM THE PROMENADE & BEACH
- ✓ CLOSE TO THE LOCAL SHOPS & OTHER AMENITIES
- ✓ OFF ROAD PARKING
- ✓ ENCLOSED WALLED REAR GARDEN
- ✓ NO CHAIN

Lounge

4.94m x 4.17m (16'3" x 13'8")



Kitchen/Diner

4.94m x 3.07m (16'3" x 10'1")



Porch

2.13m x 1.23m (7'0" x 4'0")

Sunroom

3.60m x 2.85m (11'10" x 9'4")



Utility Room/W.C.

2.21m x 1.65m (7'3" x 5'5")

Bedroom One

4.97m x 3.33m (16'4" x 10'11")



Bedroom Two

3.98m x 2.58m (13'1" x 8'6")

Bathroom

2.99m x 2.25m (9'10" x 7'5")

Location

The property is conveniently located in Penrhyn Bay close to the local shops and other amenities, close to a bus route and the golf course. The Victorian resort of Llandudno is approximately three miles distance.

Directions

From the Rhos On Sea office turn towards the promenade, turn left onto the promenade, continue along this road pass the golf course on the left, continue onto Glan Y Mor Road, Maesgwyn Road can be found third on the left after the golf course.

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

2 Bedroom
Mid Terrace Cottage

5 Maesgwyn Road
Penrhyn Bay
LL30 3PP

£215,000

NO CHAIN

Reference Number:RP4040
16/07/25

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: rhos@fletcherpoole.com
web: www.fletcherpoole.com

