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[www.fletcherpoole.com](http://www.fletcherpoole.com)



Apt. 12, Cranford Court  
Abbey Road  
Rhos On Sea  
LL28 4PA

# Three Bedroom Second Floor Apartment Situated Close To The Local Amenities Of Rhos On Sea

## Description

This spacious three bedroom second floor apartment is situated close to the local amenities of Rhos on Sea village and promenade. The property benefits from upvc double glazing and gas central heating and is well worth viewing to appreciate the size, layout and location. The apartment comprises of:- Secure communal front door, stairs to the 2nd floor apartment, Hallway with storage cupboard, large lounge/diner at the front with feature bay window, master bedroom with balcony, a further two double bedrooms, kitchen, bathroom and separate WC.

- ✓ THREE BEDROOM SECOND FLOOR APARTMENT
- ✓ SITUATED WITHIN WALKING DISTANCE OF THE PROMENADE & BEACH
- ✓ CLOSE TO THE LOCAL SHOPS & OTHER AMENITIES IN RHOS ON SEA
- ✓ BALCONY WITH HILLSIDE VIEWS

## Living Room

5.72m x 4.49m (18'9" x 14'9")



## Kitchen

3.66m x 2.33m (12'0" x 7'8")



## W.C.

1.51m x 1.90m (5'0" x 6'3")

## Bedroom Three

3.50m x 2.55m (11'6" x 8'5")

## Master Bedroom

5.15m x 3.75m (16'11" x 12'4")



## Bedroom Two

3.50m x 3.09m (11'6" x 10'2")

## Bathroom

2.52m x 1.91m (8'3" x 6'3")



## 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 3 miles and one mile respectively 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, take the first right turn onto Colwyn Avenue, at the "T" Junction turn left onto Abbey Road where Cranford Court can be found on the left.

Council Tax Band: "C" (provided on [www.voa.gov.uk](http://www.voa.gov.uk))

Energy Performance Rating Band D

NB:-THE APARTMENT IS LEASEHOLD-ON A 999 YEAR LEASE FROM 1975

MAINTENANCE FEE IS £1647 P/A

3 Bedroom  
Second Floor  
Apartment

Apt 12, Cranford  
Court  
Abbey Road  
Rhos On Sea  
LL28 4PA

**£149,950**

Reference Number:RP4219  
26/02/2026  
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](mailto:rhos@fletcherpoole.com)  
web: [www.fletcherpoole.com](http://www.fletcherpoole.com)



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	56 D	62 D
39-54	E		
21-38	F		
1-20	G		