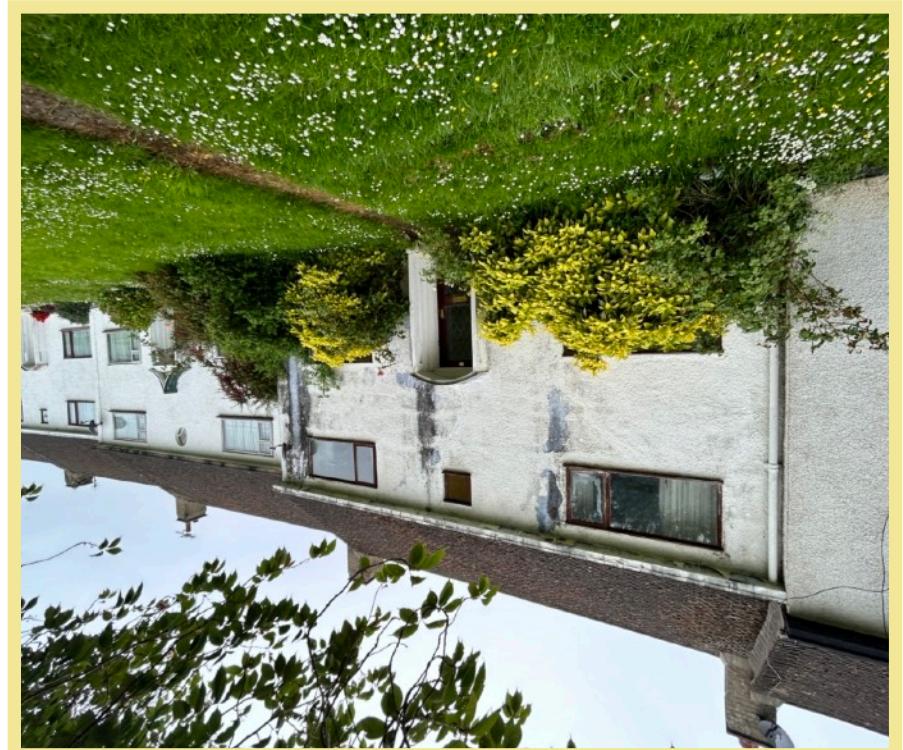
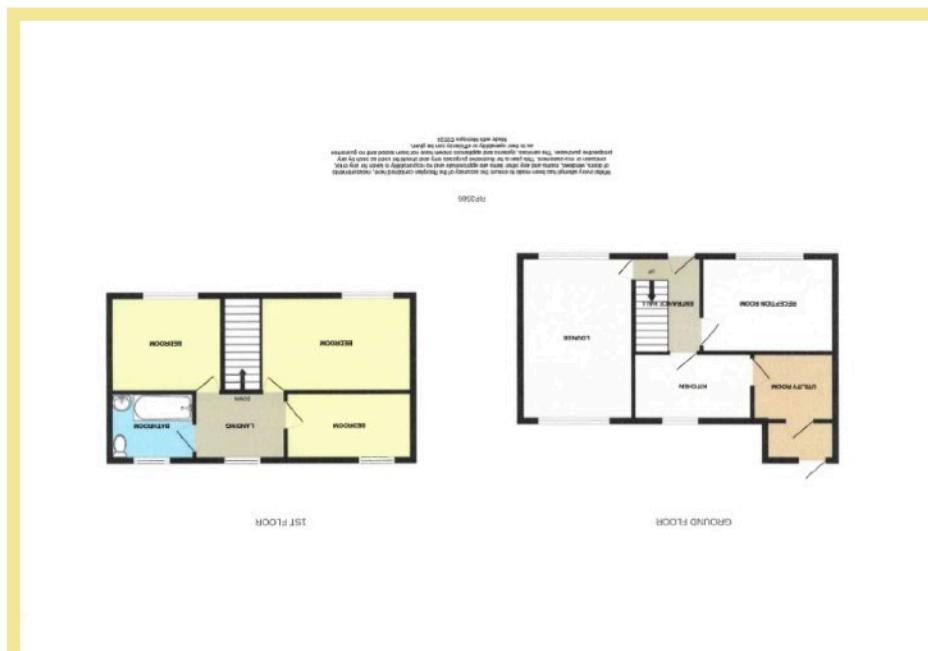


F&P Fletcher Pool



36, Bryn Eglwys
Rhos on Sea
LL28 4YU

Three Bedroom Mid Terrace House In Need Of Extensive Renovation Situated Close To Local Shops, Amenities & Schools Of Rhos on Sea

Description

This spacious three bedroom mid terraced house is situated close to the local shops, schools and amenities of Rhos on Sea. Walking distance to the promenade and beach.

In need of extensive renovation but with plenty of potential.

The accommodation on the ground floor briefly comprises of:

Hallway, lounge with dual aspect windows, reception room, kitchen, utility area, back porch with access to the good sized rear garden.

To the first floor there is a landing, two large double bedrooms, single bedroom and family bathroom. Outside to the front is laid to lawn with a covered front door. To the rear there is a good sized rear garden and garage.

- ✓ THREE BEDROOM MID TERRACE HOUSE
- ✓ IN NEED OF EXTENSIVE RENOVATION
- ✓ SITUATED CLOSE TO LOCAL AMENITIES
- ✓ GOOD SIZE REAR GARDEN
- ✓ GARAGE

Lounge

4.65m x 3.15m (15'3" x 10'4")



Kitchen

3.31m x 1.79m (10'11" x 5'11")



Reception Room

3.74m x 2.73m (12'3" x 9'0")

Utility Room

2.40m x 1.79m (7'11" x 5'11")

Rear Porch

1.95m x 1.09m (6'5" x 3'7")

Bedroom One

4.27m x 2.72m (14'0 x 8'11")



Bedroom Two

3.14m x 2.72m (10'4" x 8'11")

Bedroom Three

3.62m x 1.69m (11'11" x 5'7")

Bathroom

2.38m x 1.79m (7'10" x 5'11")

Location

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

Directions

From the Rhos On Sea office turn towards the Promenade, turn right onto the Promenade and first right onto Rhos Road, fourth right onto Elwy Road, first left onto Bryn Eglwys.

Council Tax Band: "C" (provided on www.voa.gov.uk)

Energy Performance Rating Band E

3 Bedroom
Mid Terrace
House

36, Bryn Eglwys
Rhos on Sea
LL28 4YU

£109,950

Reference Number: RP3586
17/05/24

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

Registered Company
Number 4687367

Valuation

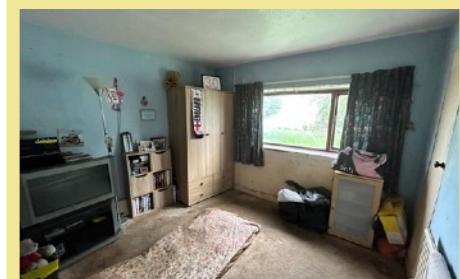
Thinking of moving in the near future please do not hesitate to ask for a FREE sales valuation

Viewing

By appointment contact:

tel: 01492 549178

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



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