



THREE BEDROOM SEMI DETACHED HOME ENJOYING SEA & MOUNTAIN VIEWS

Description

A three bedroom semi detached home situated on the outskirts of the village and enjoying superb views over the sea, Puffin Island, Anglesey and the mountains. The accommodation comprises: Entrance hall, Lounge with patio door onto the front garden, modern kitchen/diner with space and plumbing for a washing machine and fridge/freezer and two good size storage cupboards and downstairs shower room. From the hallway the stairs lead to the first floor accommodation, landing, master bedroom and two further bedrooms. UPVC double glazing and gas fired Ideal combination boiler. To the outside there are steps up to the front garden which is mainly laid to lawn with a flagged patio seating area. A pathway and timber gate provide access to the rear garden which has a flagged courtyard area with two outhouses and a set of steps lead up to a lawned area.

- ✓ THREE BEDROOM SEMI DETACHED HOME
- ✓ ENJOYS SUPERB FAR REACHING VIEWS
- ✓ MODERN KITCHEN/DINER
- ✓ EASY ACCESS TO THE A55 & WALKING DISTANCE TO THE SHOPS
- ✓ NO CHAIN
- ✓ FREEHOLD

Hallway

6' 7" x 5' 2m x 1.52m

Lounge

15' 10" x 9' 11" 4.82m x 3.02m



Kitchen/Diner

11' 10" x 10' 6" 3.60m x 3.20m



Shower Room

7' 11" x 4' 11" 2.41m x 1.50m



Landing

7' 8" x 5' 8" 2.33m x 1.72m

Bedroom One

15' 10" x 9' 5" 4.82m x 2.87m



Bedroom Two

14' 6" x 7' 10" 4.42m x 2.39m



Bedroom Three

8' 6" x 7' 9" 2.59m x 2.36m



Location

The property is located within the popular coastal village of Llanfairfechan with its range of local shops, medical centre, library, village hostleries, fine sandy beach and 9 hole golf course. It is approximately 7 miles from the walled town of Conwy and 8 miles from the University City of Bangor.

Directions

From Conwy proceed along the A55 in the direction of Bangor. Take the third turning off for Llanfairfechan. Turn immediate left onto Penmaenmawr Road, bear right and then left onto Pendalar.

Council Tax Band: B (provided on www.voa.gov.uk)
Energy Efficiency Rating: TBC
Tenure: Freehold

3 Bedroom Semi Detached Home

76 Pendalar
Llanfairfechan
LL33 0RD

NO CHAIN

£130,000

Reference Number: FP8483
15/10/2025

Fletcher & Poole,
3 Lancaster Square,
Conwy, LL32 8HT

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 583100
fax: 01492 583616
email: conwy@fletcherpoole.com
web: www.fletcherpoole.com

