

Please contact us before viewing the property. If there is any point of particular importance to you are contemplating travelling some distance to view the property, we will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.

We strongly recommend that full information about the property is provided by your estate agent or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.

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.

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.

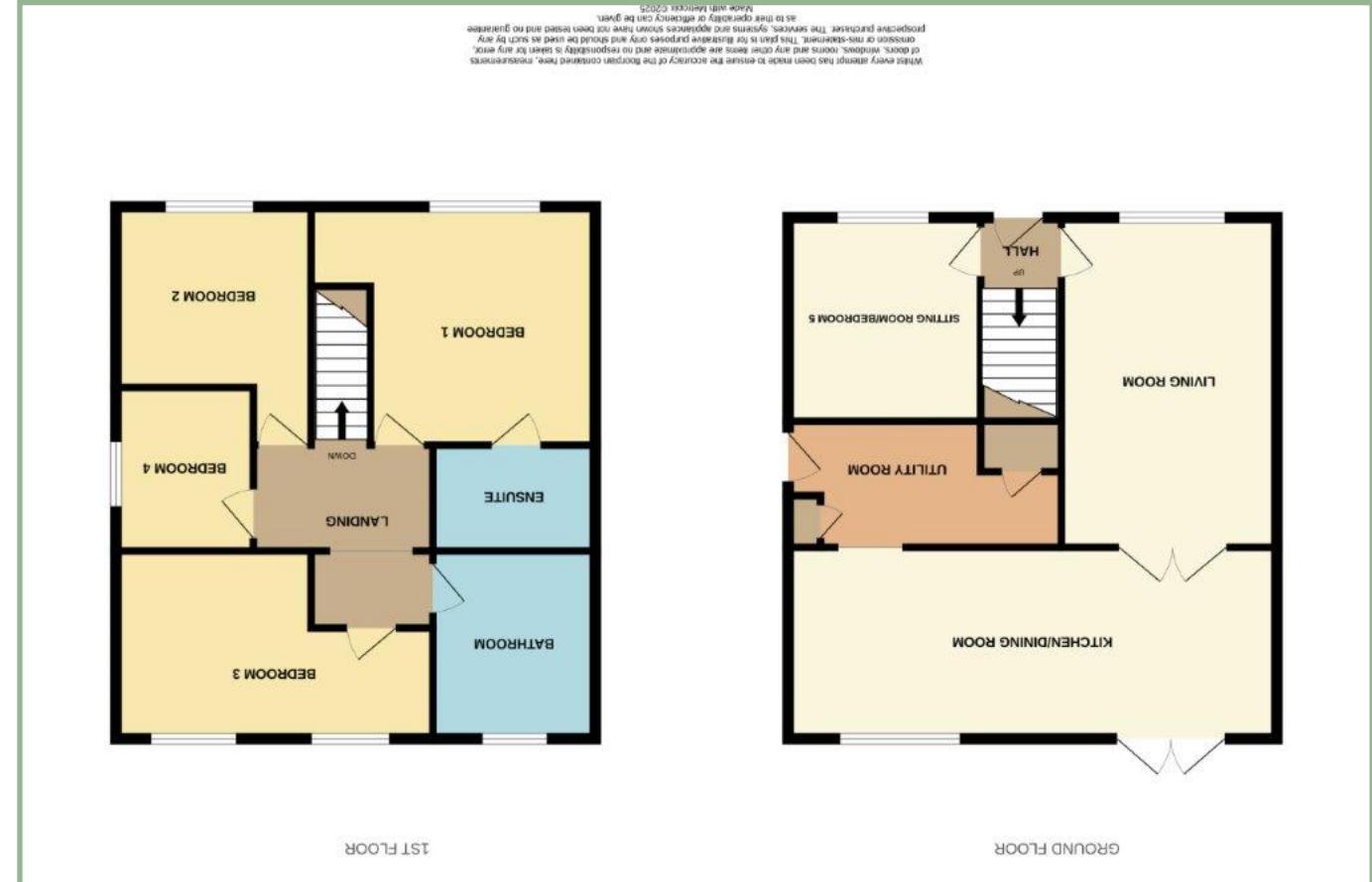
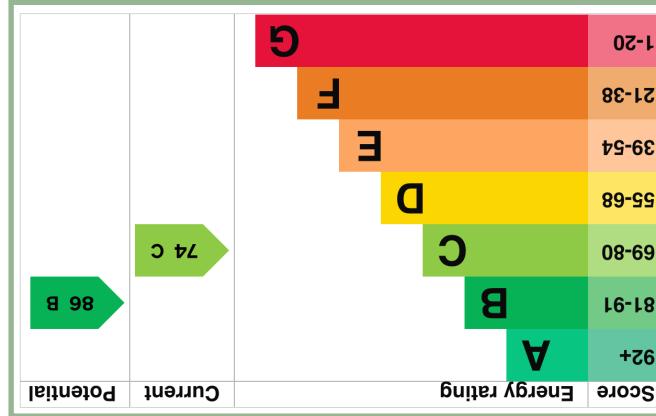
We endeavour to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract.

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F&P Fletcher Pool



Mark with reference 25265
See the property details on Great



A MOST DELIGHTFUL AND STUNNINGLY REFURBISHED EXTENDED FOUR/FIVE BEDROOM HOME SITUATED IN A HIGHLY SOUGHT AFTER AREA CLOSE TO CONWY TOWN CENTRE AND JUST A SHORT DISTANCE TO CONWY MARINA. WE STRONGLY RECOMMEND EARLY VIEWING!

Description

This four-bedroom semi-detached home has been extended and fully renovated providing a delightful home with spacious and modern accommodation throughout and situated in a most sought-after area! The property was taken back to brick and benefits full re-wire, new boiler and plumbing, replastering, rendering, double glazing, new kitchen, and new bathrooms! Viewing is essential!

The accommodation in brief comprises, hallway with glazed front door, carpeted stairs, wood floor. The living room is a spacious family room with window to the front, glazed French style doors to the kitchen, recessed fireplace to chimney breast accommodating an electrical stove effect fire, oak lintel style mantle, shelving to right side alcove, oak effect timber laminate flooring, radiator, and television point. The dining room has glazed French style doors to the garden area, timber effect oak laminate flooring, two radiators, the room is open to the kitchen area, which has a window to the rear, modern fitted Peninsula base level units, with complimentary treated solid oak wooden work tops, and returns, part panelled walls, fitted shelving, integrated oven, hob, Belfast style 1.5 bowl sink, and mixer tap, dishwasher. The rear utility room is larger than average and is fitted with base level units, timber effect treated work top, with sink, drainer, and mixer tap, space and plumbing for laundry appliances, radiator, wood laminate floor, glazed composite rear door.

The first-floor landing is a spacious area with doors to all first-floor rooms, and carpeted floor. Bedroom one is a double room with radiator, window to the front, and carpet floor. The en-suite is fitted with a spacious tiled double door shower enclosure, wall mounted wash hand basin, and low-level WC, fitted mirror, further attractive tiled splash back areas, tiled flooring. Bedroom two is also a double room with window to the front, radiator, carpet floor, and loft access hatch (which is boarded). Bedroom three is another double bedroom with two windows to the rear, carpet floor, and radiator. Bedroom four is a comfortable 3/4 sized room slightly larger than a single or box room, with carpet floor, radiator, and window to the side. The family bathroom is fitted with a modern four-piece suite comprising, roll top bath with shower attachment, tiled shower enclosure, wash basin in vanity unit, and low-level WC, attractive tiled splash back areas, tiled flooring, window to the rear, and chrome heated towel rail.

Externally the property is garden fronted, mainly shingle laid driveway with space for two vehicles, gated with walled and fenced boundaries. Gated access to the side of the property which is paved and leads to the fully enclosed rear garden, which has been fully landscaped and benefits from three paved patio seating/hot tub areas, lawn area, mature plant, shrub, and hedge borders, with fenced boundaries, there are two power points, hot and cold-water taps, and outdoor lighting.

- ✓ DELIGHTFUL SEMI DETACHED HOME
- ✓ EXTENDED & FULLY REFURBISHED
- ✓ FOUR BEDROOMS
- ✓ TWO RECEPTION ROOMS
- ✓ SPACIOUS KITCHEN/DINING ROOM
- ✓ SOUGHT AFTER LOCATION

Hallway

Living Room

16' 11" x 11' 5.15m x 3.35m



Sitting Room/Bedroom Five

9' 11" x 9' 11" 3.02m x 3.02m

Kitchen/Dining Room

22' 9" x 9' 9" 6.94m x 2.97m



Utility Room

14' x 6' 6" 4.26m x 1.98m

Landing

Bedroom One

11' 1" x 12' 2" 3.38m x 3.71m



Bedroom Two

11' x 8' 3" 3.35m x 2.51m

Bedroom Three

15' 11" x 9' 5" 4.85m x 2.87m

Bedroom Four

Bathroom

9' 6" x 6' 6" 2.89m x 1.98m

Location

The property is located on the outskirts of the historic walled town of Conwy, on the banks of the River Conwy famous for its Castle and Bridges. The town has an array of retail outlets, medical centre, library and several places of historic interest. There is a local primary and secondary school, social and recreational facilities include 18-hole golf course and a yachting marina.

Directions

From our Conwy office turn left, go straight through the archway onto Bangor Road. Proceed along this road for approximately half a mile, turn right onto Penmaen Road where number 34 can be found on the right.

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

Energy Efficiency Rating: C

Tenure: Freehold

4/5 Bedroom Semi Detached Home

34 PENMAEN ROAD
CONWY
LL32 8EU

£280,000
REDUCED FROM £289,500

Reference Number: FP8401
23/6/2025

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:

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web: www.fletcherpoole.com

