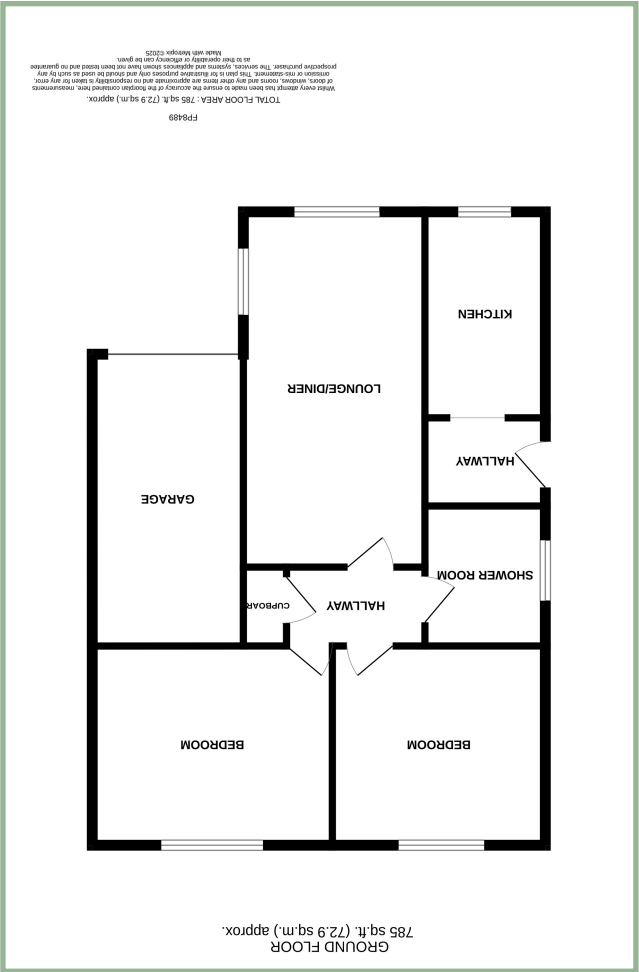


Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	
55-68	D		74 C
39-54	E		
21-38	F		
1-20	G		



THREE BEDROOM DETACHED BUNGALOW ENJOYING LOVELY GARDEN & VIEWS

Description

Situated in an elevated position at the top of the hill, this two bedroom detached bungalow enjoys lovely far reaching views towards Penrhynside, The Little Orme and Craigside and a really lovely south facing private rear garden.

The well planned accommodation comprises: Entrance hall, kitchen with space and plumbing for a washing machine, fridge/freezer and gas oven, lounge/diner with large picture window from which to enjoy the lovely view. Inner hallway with storage cupboard, two double bedrooms with fitted furniture and modern shower room. UPVC double glazing and gas fired Ideal combination boiler (installed 12 months ago).

To the outside there is a block paved driveway and front garden laid to stone chippings and established shrubs, garage and a side pathway leading to the front door and the rear garden which has a flagged patio seating area, timber Pegoda ideal for seeking area laid to artificial grass with a circular paved seating area and a gate providing access into a woodland area to the rear (this does not belong to the property).

- ✓ TWO BEDROOM DETACHED BUNGALOW
- ✓ SITUATED AT THE TOP OF THE ROAD ENJOYING LOVELY VIEWS
- ✓ LOVELY SOUTH FACING AND PRIVATE REAR GARDEN
- ✓ BACKS ONTO A WOODLAND AREA
- ✓ WALKING DISTANCE TO THE SHOPS & AMENITIES
- ✓ FREEHOLD

Hallway

5' 5" x 4' 10" 1.65m x 1.47m

Kitchen

11' 3" x 6' 7" 3.43m x 2m



Lounge/Diner

19' 4" x 9' 4" 5.89m x 2.84m



Inner Hall

6' 10" x 3' 9" 2.08m x 1.14m

Bedroom One

12' 8" x 10' 10" 3.86m x 3.30m



Bedroom Two

11' 11" x 10' 10" 3.63m x 3.30m



Shower Room

7' 7" x 6' 3" 2.31m x 1.90m



Location

The property is located in a popular residential area. Mochdre has a range of shops and other facilities and is conveniently located for the A55 dual carriageway giving easy access to Chester and the motorways beyond.

Directions

From our Conwy office proceed under the archway, turn right and follow the one-way system over Conwy Bridge. At the roundabout take the third exit off, at the next roundabout proceed straight over, then bear left onto the A55. Come off at the first exit and take the 4th exit off signposted Glan Conwy, keep in the left-hand lane and take the first exit off for Mochdre. Proceed through the village turning right on to Bevan Avenue, proceed to the top of the hill where number 30 can be found on the right.

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

3 Bedroom Detached Bungalow

30 Bevan Avenue
Mochdre
LL28 5AF

£225,000

Reference Number: FP8489
22/10/2025

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

