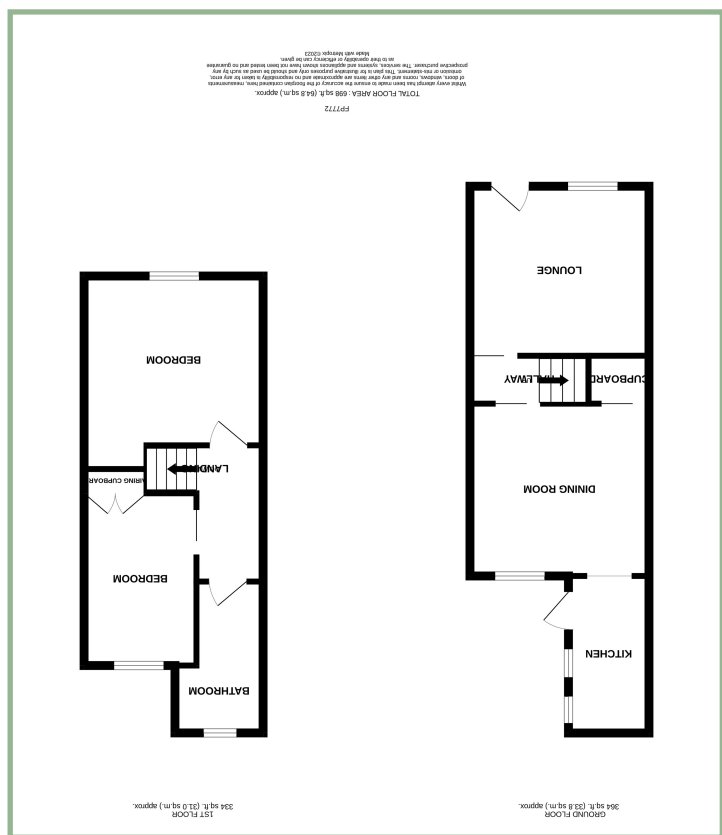


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F&amp;P



# Immaculately Presented Two Bedroom Mid Terrace Home

## Description

An immaculately presented two bedroom mid terrace home situated in the heart of the village and ideally located for access to the shops, bus routes and train station.

The accommodation comprises: Lounge with electric fire, dining room with gas fire and under-stairs storage area, kitchen with space for a gas cooker, low level fridge or plumbing for a dishwasher. To the first floor: Landing, two double bedrooms, one of which has a cupboard housing the hot water cylinder and bathroom. UPVC double glazing. There is a back boiler for the central heating however, this has been disconnected, Water cylinder for the hot water.

To the rear there is a small courtyard area with two outhouses, one of which has space and plumbing for a washing machine and dryer, rear timber gate.

- ✓ IMMACULATELY PRESENTED TWO BEDROOM MID TERRCE HOME
- ✓ SITUATED IN THE HEART OF THE VILLAGE IN A TUCKED AWAY POSITION
- ✓ EASY ACCESS TO THE BUS STOPS & TRAIN STATION WIT ON ROAD PARKING
- ✓ REAR COURTYARD WITH OUTBUILDINGS

## Lounge

11' 2" x 11' 11" 3.40m x 3.63m



## Dining Room

11' 11" x 11' 5" 3.63m x 3.48m



## Kitchen

10' 4" x 5' 3" 3.15m x 1.60m



## Bedroom One

11' 11" x 12' 11" max 3.63m x 3.94m



## Bedroom Two

11' 6" x 7' 8" plus wardrobes 3.50m x 2.33m



## Bathroom

11' 11" x 5' 6" 3.63m x 1.67m



## Location

Llandudno Junction has a variety of local shops and amenities. It is located on a main railway line and bus route and is very close to the A55 Expressway for easy access to Chester and the motorways.

## Directions

From our Conwy office go over the bridge, second exit into Llandudno Junction, proceed over the mini roundabout, into the village, pass the Coop on the left, turn right into the carpark where Osborne Terrace can be fond on the right.

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

Energy Efficiency Rating: E

## 2 Bedroom Mid Terrace House

3 OSBORNE TERRACE  
LLANDUDNO JUNCTION  
CONWY  
LL31 9EE

OFFERS OVER

**£150,000**  
REDUCED FROM £168,500

Reference Number: FP7772

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](mailto:conwy@fletcherpoole.com)  
web: [www.fletcherpoole.com](http://www.fletcherpoole.com)

