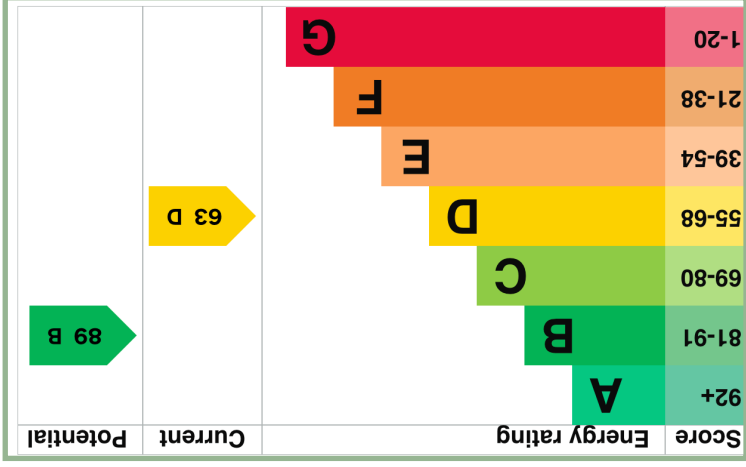


We endeavor to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. 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. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers. Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating traveling some distance to view the property.

www.fletcherpoole.com

Fletcher & Poole



Fully Refurbished Two Bedroom Cottage Within The Castle Walls

Description

A fully refurbished two bedroom end terrace cottage situated within the Conwy Castle walls. The current owners have sympathetically renovated the cottage retaining the lovely character features such as the exposed stonework and the recessed fireplace whilst incorporating a modern kitchen and shower room.

The accommodation comprises: Lounge/diner with lovely fireplace and under stairs storage cupboard. Kitchen with integrated electric oven and hob, washing machine and low level fridge.

From the lounge, stairs lead to the first floor accommodation: Landing Master bedroom with built in wardrobe, a second bedroom and modern shower room.

The property benefits from a new central heating system with gas fired Vaillant combination boiler, newly installed UPVC double glazing, rewired, new roof with added insulation, redecorated and re-carpeted.

- ✓ FULLY REFURBISHED TWO BEDROOM END TERRACE COTTAGE
- ✓ SITUATED WITHIN THE CASTLE WALLS
- ✓ WITHIN MINUTES OF THE SHOPS, RESTAURANTS & HARBOUR
- ✓ MODERN KITCHEN & SHOWER ROOM
- ✓ IDEAL HOME, HOLIDAY HOME OR HOLIDAY LET
- ✓ NO CHAIN
- ✓ FREEHOLD

Lounge

16' 4" x 12' 4.98m x 3.66m



Kitchen

9' 2" x 8' 10" 2.79m x 2.69m



Bedroom One

12' x 8' 3" 3.66m x 2.51m



Bedroom Two

7' 9" x 5' 10" 2.36m x 1.78m



Shower Room

5' 8" x 3' 6" 1.72m x 1.06m



Location

The property is situated within the walls of this medieval town 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 includes 18 hole golf course and a yachting marina.

Directions

From our Conwy office turn left onto Uppergate Street, proceed to the top, turn right onto Watkin Street (just before the arch), where number 15 can be found on the end at the left.

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

Energy Efficiency Rating: D

2 Bedroom End Terrace Cottage

15 Watkin Street
Conwy
LL32 8RL

NO CHAIN

OFFERS IN THE REGION OF

£210,000

REDUCED FROM £225,000

Reference Number: FP79128
23/1/2024

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