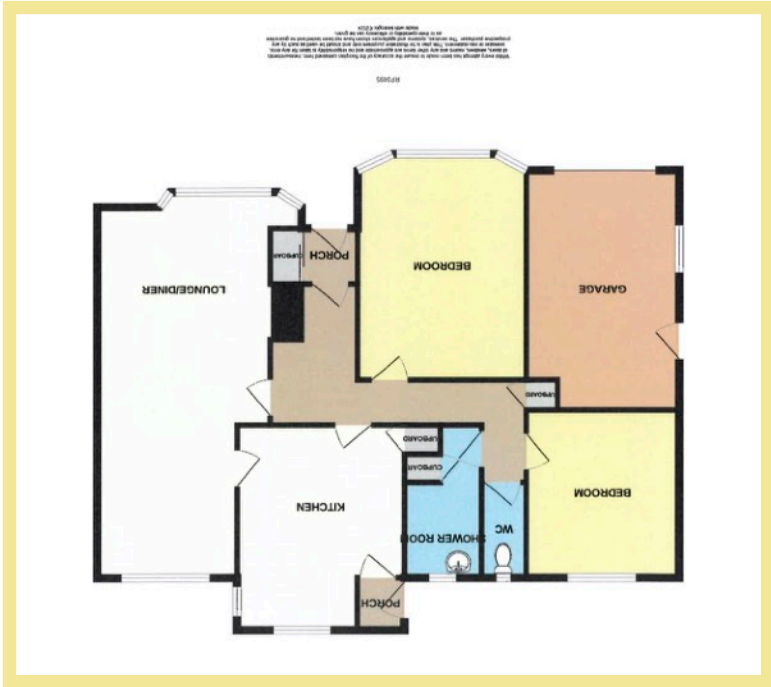


We endeavour to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have 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



19 Brompton Park
Rhos on Sea
LL28 4TN

Spacious Two Bedroom Detached Bungalow Situated In A Sought After Residential Area

Description

This spacious two bedroom detached bungalow is situated in the desirable residential location of Brompton Park, close to the local amenities of Rhos on Sea village, Promenade and beach. The accommodation briefly comprises of: Porch leading into the hallway, spacious dual aspect lounge/diner, kitchen, two double bedrooms, shower room and separate w.c. To the front there is off road parking and garage and a garden is laid to lawn. To the rear the large, enclosed garden is also laid to lawn. The property benefits from UPVC double glazing and gas central heating throughout.

- ✓ SPACIOUS TWO BEDROOM DETACHED BUNGALOW
- ✓ SITUATED IN THE DESIRABLE RESIDENTIAL LOCATION OF BROMPTON PARK
- ✓ OFF ROAD PARKING AND GARAGE
- ✓ LARGE ENCLOSED REAR GARDEN
- ✓ NO CHAIN

Porch

1.57m x 1.47m (5'2" x 4'10")

Kitchen

4.60m x 3.65m (15'1" x 12'1")



Lounge/Diner

7.83m x 4.24m (25'8" x 13'11")



Hallway

5.13m x 2.57m (16'10" x 8'5")

Bedroom One

3.76m x 3.60m (12'4" x 11'10")



Bedroom Two

3.47m x 3.16m (11'5" x 10'5")

Shower Room

3.35m x 1.62m (11'0" x 5'4")



W.C.

2.13m x 0.88m (7'0" x 2'11")

Location

Rhos on Sea is a delightful and bustling seaside village with a wealth of individual shops and cafe's. Situated on the spectacular North Wales Coast with superb sea views and within easy reach of the Victorian town of Llandudno and the historic walled town of Conwy. Rhos on Sea provides a stunning base to explore North Wales and its wealth of features including the mountains, lakes, beaches and sites of historic interest.

Directions

From our Rhos On Sea office turn towards the Promenade, turn right onto the promenade, turn right onto Rhos Road, at the traffic lights go straight on, Brompton Park is the first turning on the left.

Council Tax Band: E

Energy Performance Rating Band D

2 Bedroom Detached Bungalow

19 Brompton Park
Rhos on Sea
LL28 4TN

£314,950

Reference Number: RP3495
16/02/24

Fletcher & Poole,
1A Penrhyn Avenue
Rhos-on-Sea, LL28 4PS

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 549178

email: rhos@fletcherpoole.com
web: www.fletcherpoole.com



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	59 D	74 C
39-54	E		
21-38	F		
1-20	G		