

PETER LARGE

ESTATE AGENTS

## Plot 67 Maes Yr Haul, St Asaph, Denbighshire LL17 0LW

£442,995

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Selling on behalf of Castle Green Homes - The Wiltshire new build property is a substantial detached family home with an impressive 30ft open plan kitchen/dining/family room overlooking the enclosed rear garden. Having a utility, cloakroom, lounge, four substantial bedrooms two of which have an ensuite facility, family bathroom, gas fired heating, driveway and a double garage. With the additional extras of Quartz worktops, fitted carpets & floorings, lawned garden include, ready for Spring 2024

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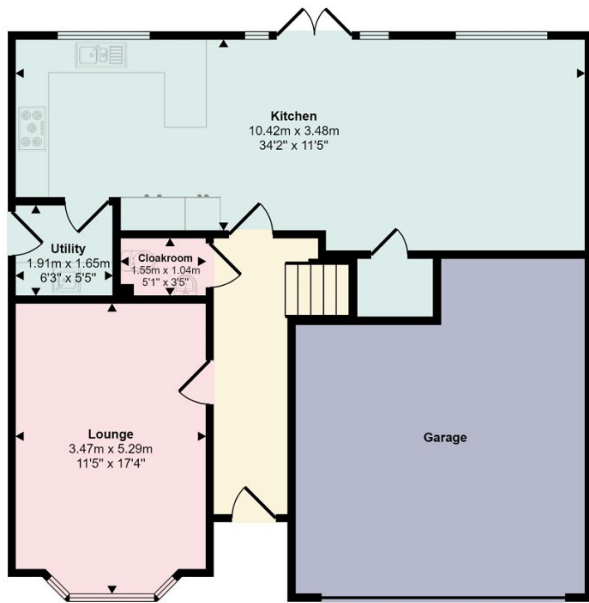
[www.peterlarge.com](http://www.peterlarge.com)

19 MELIDEN ROAD, PRESTATYN, DENBIGHSHIRE, LL19 9SD

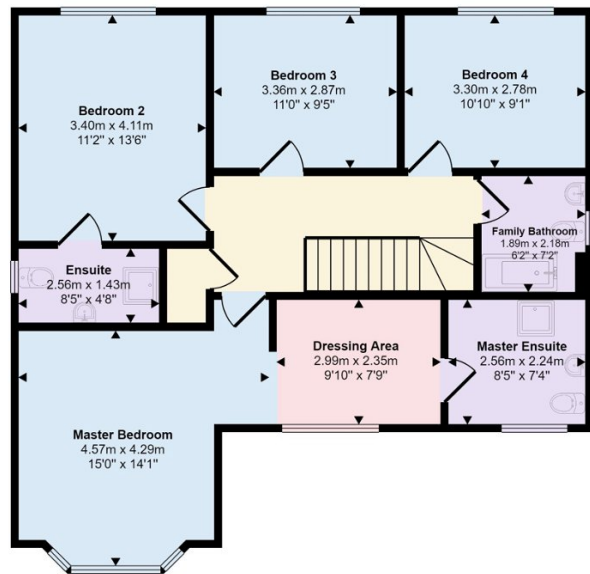
## Key Features

- STUNNING DETACHED FAMILY HOME
- READY FOR SPRING 2024
- IMPRESSIVE 30FT KITCHEN/DINING/FAMILY ROOM
- UTILITY ROOM, CLOAKROOM & DOUBLE GARAGE
- LOUNGE WITH BAY WINDOW
- FOUR BEDROOMS, 2 ENSUITE & FAMILY BATHROOM
- ENCLOSED REAR GARDEN
- 10 YEAR NHBC WARRANTY
- FREEHOLD
- COUNCIL TAX - tbc EPC - B

Approx Gross Internal Area  
189 sq m / 2035 sq ft



Ground Floor  
Approx 102 sq m / 1102 sq ft



First Floor  
Approx 87 sq m / 932 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.