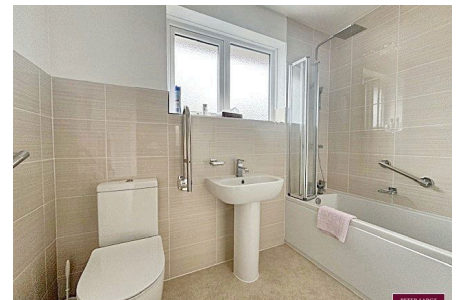


## 7 Maes Meurig, Meliden, Denbighshire LL19 8LG

£185,000

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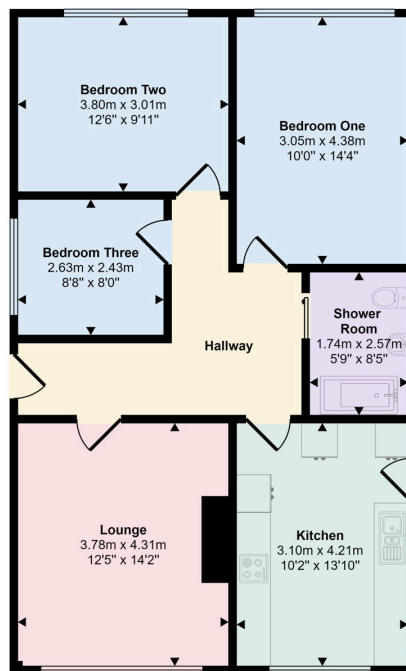
This detached bungalow is situated in a popular village location and offers spacious accommodation with a modern fitted kitchen & bathroom, good size lounge and three bedrooms. With double glazing, gas fired heating, driveway, detached garage and an enclosed rear garden.

**DIRECTIONS** From the Prestatyn office bear left onto Meliden Road, continue straight across at the mini roundabout and proceed into the village of Meliden. After passing the convenience store turn right onto The Grove and immediate right onto Maes Meuring, the property will be seen on the left hand side by way of a 'For Sale' sign.

## Key Features

- DETACHED BUNGALOW
- MODERN FITTED KITCHEN
- GOOD SIZE LOUNGE
- ENCLOSED REAR GARDEN
- COUNCIL TAX -D EPC -C
- THREE BEDROOMS
- MODERN BATHROOM
- DRIVEWAY & GARAGE
- NO FORWARD CHAIN
- FREEHOLD

Approx Gross Internal Area  
80 sq m / 866 sq ft



Floorplan

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.

### CONSUMER PROTECTION REGULATIONS 2008 AND THE BUSINESS PROTECTION FROM MISLEADING MARKETING REGULATIONS 2008

These particulars, whilst believed to be accurate, are set out for guidance only and do not constitute any part of an offer or contract. Prospective purchasers or tenants should not rely on these particulars as statement or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of PETER LARGE Estate Agents has the authority to make or give any representation or warranty in relation to the property. Room sizes are approximate and all comments are of the opinion of PETER LARGE Estate agents having carried out a walk through inspection. These sales particulars are prepared under the consumer regulations 2008 and are governed by the business from misleading marketing regulations 2008.