

## The Dell, Prestatyn, Denbighshire LL19 8SS

£250,000

3 1 2



This traditional style semi detached family home is situated in a convenient location within walking distance of amenities. The property offers two reception rooms, spacious conservatory, three bedrooms and bathroom with separate w.c.. Having ample off road parking, detached garage and a well maintained good size rear garden.

**DIRECTIONS** From the Prestatyn office turn left and right at the mini roundabout taking the immediate left onto Fforddisa and first left onto The Dell where the property will be found on the left hand side by way of a 'For Sale' sign.

## Key Features

- CLOSE TO ALL AMENITIES
- TWO RECEPTION ROOMS
- THREE BEDROOMS
- DRIVEWAY & GARAGE
- FREEHOLD
- TRADITIONAL FAMILY HOME
- CONSERVATORY
- GAS FIRED HEATING
- GOOD SIZE REAR GARDEN
- COUNCIL TAX - D EPC - tbc

Approx Gross Internal Area  
109 sq m / 1173 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.