



**Glen View Nant Mawr Road, Buckley,
Flintshire, CH7 2BR**

£119,950

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EPC - G1 Council Tax Band - C Tenure - Freehold

Nant Mawr Road, Buckley

2 Bedrooms - House - Semi-Detached

**** ATTENTION INVESTORS ****

This property is offered to the market with NO ONWARD CHAIN and could be the perfect renovation project for investors or first time buyers. Situated in a picturesque corner plot with an impressively large garden, this property offers, two bedrooms, a family bathroom, two reception rooms, kitchen and downstairs W.C. With original features throughout and lot's of charm, this property could make a lovely family home. With local schools and amenities just a short distance away.

Tenure: Freehold, EPC Rating: G1, Council Tax Band: C



Accommodation

This property is accessed via a wooden door, leading into the living room.

Living Room

17'0" x 9'2" (5.2 x 2.8)

Having a large original window overlooking the front garden, an original fireplace, window and glass door to the dining room, paneled wooden door leading to the stairs that are encased in wood paneling, power and lighting.

Dining Room

11'5" x 9'10" (3.5 x 3.0)

Having a glass window and door to the living room, built in storage/ display unit, original fireplace, large window to the kitchen, power, lighting and a wooden door leading into the kitchen.

Kitchen

10'2" x 6'10" (3.1 x 2.1)

Having a large sky light, original quarry tiled flooring, wall, drawer and base units, wooden worktops with void below for appliances, stainless steel sink with taps over, partially tiled walls, doors leading to the lean to and W.C/Storage area.

W.C/Storage area

4'11" x 2'10", 4'11" x 2'7" (1.52 x 0.87, 1.5 x 0.8)

Having quarry tiled flooring, W.C, light and power.

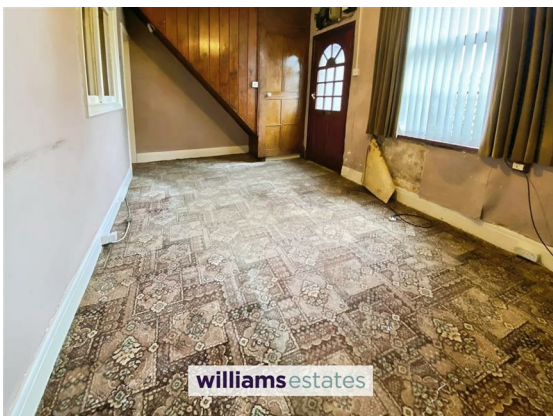
First Floor Landing

With stairs leading up from the living room, an original window above the stairs and doors off.

Bathroom

6'10" x 5'10" (2.1 x 1.78)

Having a skylight, partially tiled walls, bathtub with taps over, hand wash basin with taps over, storage cupboard and lighting.



Bedroom One

14'1" x 9'2" (4.3 x 2.8)

A good sized double bedroom with, original fireplace, large original window overlooking the front garden, power and lighting.

Bedroom Two

10'4" x 7'1" (3.17 x 2.16)

Having an original fireplace, original window overlooking the garden to the side elevation, power and lighting.

Outside

This property benefits from a beautiful corner plot that allows for a large and luscious garden that is laid to lawn and bound by mature hedging and timber fencing. The front of the property benefits from a driveway with off road parking for multiple vehicles, a single garage and an outbuilding for storage. The garden boasts spectacular and far reaching views of the countryside, whilst remaining private.

Description

This property is located on Nant Mawr Road in Buckley. Buckley is a bustling town with many local amenities on the high street and beyond, from shops and cafes, to parks and the common. Buckley is home to multiple primary schools as well as the Elfed high school.

Directions

From our Mold office, head north-east on Chester St/A5119 towards Tyddyn St

At the roundabout, take the 3rd exit onto Chester Rd/A541

At Wylfa Roundabout, take the 4th exit onto A541
Slight left onto A5118

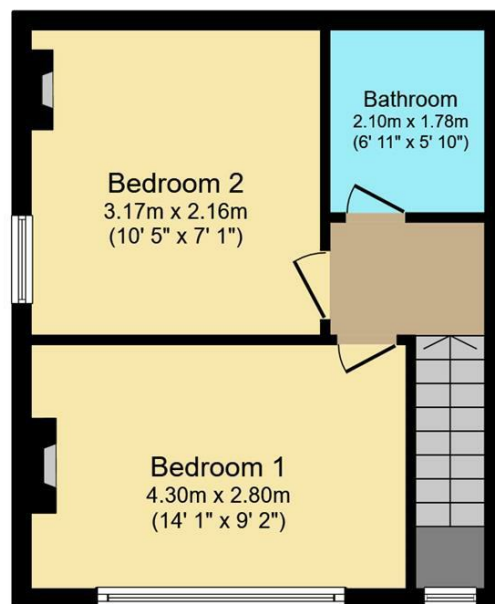
Turn left onto Padeswood Rd S

Turn left onto Hillside Crescent, Continue onto Nant Mawr Rd, turn left onto Princess street and the property will be on your right.





Ground Floor
Floor area 43.2 sq.m. (465 sq.ft.)



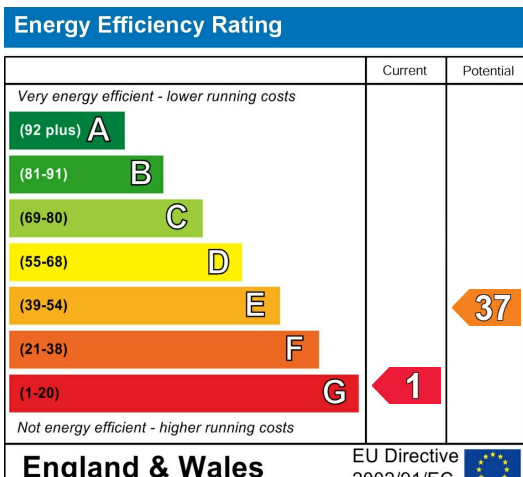
First Floor
Floor area 33.3 sq.m. (358 sq.ft.)

Total floor area: 76.5 sq.m. (823 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

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Please note that we have not tested any apparatus, equipment, fixtures, fittings or services, and so cannot verify that they are in working order or fit for their purpose. Furthermore solicitors should confirm moveable items described in the sales particulars are, in fact, included in the sale since circumstances do change during marketing or negotiations. A final inspection prior to exchange of contracts is also recommended.



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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements themselves.

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