

Fletcher & Poole



Score	Energy rating	Current	Potential
92+	A		
81-91	B		88 B
69-80	C	69 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		



IMMACULATLY PRESENTED AND WELL-PLANNED TRADITIONAL PERIOD END OF TERRACE PROPERTY
IN TRANQUIL LOCATION BUT CLOSE TO AMENITIES AND OFFERED FOR SALE WITH NO CHAIN

Description

This delightful and immaculately presented two-bedroom period end of terrace property is situated in a most tranquil location but only a short walk to the local amenities, being sold with NO ONWARD CHAIN we strongly recommend early viewing to fully appreciate the property and avoid disappointment.

The accommodation in brief comprises, living room with bay style window to the front, wooden flooring, radiator, glazed front door, and feature wood burning stove to chimney breast recess. The dining room has carpeted stairs to the first floor with feature spindles and banister, wooden flooring to the room, window to the rear, radiator, under stairs storage cupboard, alcove to chimney breast ideal for a feature fireplace. The kitchen is fitted with a matching range of modern wall and base level units, with complimentary wooden work tops and returns, integrated oven, hob and extractor, sink, drainer, and mixer tap, space and plumbing for other kitchen appliances, tiled flooring, window to side, and glazed door to garden area. The first-floor landing has a fitted storage cupboard, carpet flooring, spindles and banister to stairs, loft access hatch (the loft is boarded with lighting and power). Bedroom one is a double room with window to the front, carpet floor, and radiator. Bedroom two is a second double room with window to rear, cushion flooring, and radiator. The bathroom is fitted with a modern white suite comprising panelled bath with shower and screen, pedestal wash hand basin, and low-level WC, chrome heated towel rail, boiler, complimentary tiled flooring and splash back areas to walls, and window to the rear.

Externally the property is garden fronted with dwarf brick wall boundary, mature plant, and flower bed borders, with small seating area. The rear garden is fully enclosed and features artificial gras area, covered seating area, BBQ area, outside electric socket and further paved seating area. There is a brick-built outhouse with light & power, and metal built storage shed.

- ✓ PERIOD END OF TERRACE
- ✓ TWO DOUBLE BEDROOMS
- ✓ TWO RECEPTION ROOMS
- ✓ LOVELY GARDENS
- ✓ TRANQUIL LOCATION
- ✓ NO CHAIN

Living Room

15' 4" x 14' 4" 4.67m x 4.37m



Dining Room

14' 4" x 12' 11" 4.37m x 3.94m



Kitchen

8' 6" x 8' 2.59m x 2.43m



Landing

Bedroom One

14' 4" x 13' 4.37m x 3.96m



Bedroom Two

12' 11" x 9' 2" 3.94m x 2.79m

Bathroom

8' x 7' 11" 2.43m x 2.41m



Location

Llandudno Junction has a variety of local shops and amenities. It is located on a main railway line and bus route and is very close to the A55 Expressway for easy access to Chester and the motorways.

Directions

From our Conwy office go over the bridge, second exit into Llandudno Junction, proceed over the mini roundabout, into the village, turn right onto Queens Road following the road to the far end over the bridge where the terraces can be found.

Council Tax Band: C (provided on www.voa.gov.uk)
Energy Efficiency Rating: C
Tenure: Freehold

2 Bedroom End Terrace

1 Riverview Terrace
Llandudno Junction
Conwy
LL31 9AB

NO CHAIN
£190,000

Reference Number: FP8370
28/5/2025

Fletcher & Poole,
3 Lancaster Square,
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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:

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