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43 Elm Grove, Rhyl, Denbighshire LL18 3PD

An opportunity to acquire a 4 Bed semi-detached house located on Elm Grove, Rhyl. This delightful home offers a perfect blend of comfort and space for family living, bringing a fantastic opportunity for buyers looking for a spacious and versatile home in a desirable location, known for its friendly community and proximity to local amenities, schools, and parks.

The property features the following accommodation: Entrance Porch, Hallway, Lounge, Kitchen, Dining Room, Breakfast Room, WC, Landing, 4 Bedrooms, Bathroom and separate WC. There are garden areas to front and rear with a garage and driveway providing off road working. The property benefits from Central Heating and Double Glazing throughout.



£210,000

43 Elm Grove, Rhyl, Denbighshire, LL18 3PD

Entrance Porch

Hallway

Lounge

15'2 x 12 (4.62m x 3.66m)

Dining Room

13'4 x 10'8 (4.06m x 3.25m)

Kitchen

11'4 x 9'8 (3.45m x 2.95m)

Breakfast Room

10'4 x 7'8 (3.15m x 2.34m)

Landing

WC

Bedroom 1

15'9 x 10'8 (4.80m x 3.25m)

Bedroom 2

12'9 x 10'8 (3.89m x 3.25m)

Bedroom 3

10'8 x 9 (3.25m x 2.74m)

Bedroom 4

7 x 8 (2.13m x 2.44m)

Shower Room

WC

Garage

14'8 x 8'6 (4.47m x 2.59m)

Exterior

Garden areas to the front and rear of the property, the front garden area being ornamentally laid with a driveway providing off road parking and leading to brick built garage and rear garden having flagged patio and lawned areas.

Directions

From the Agents office proceed along Russell Road towards the Coast Road and take the 9th turning on the right hand side just before the Fire Station into Elm Grove proceed around and Number 43 will be found on the right hand side.

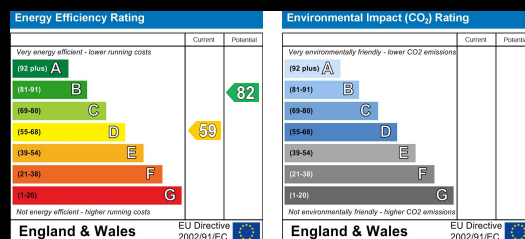
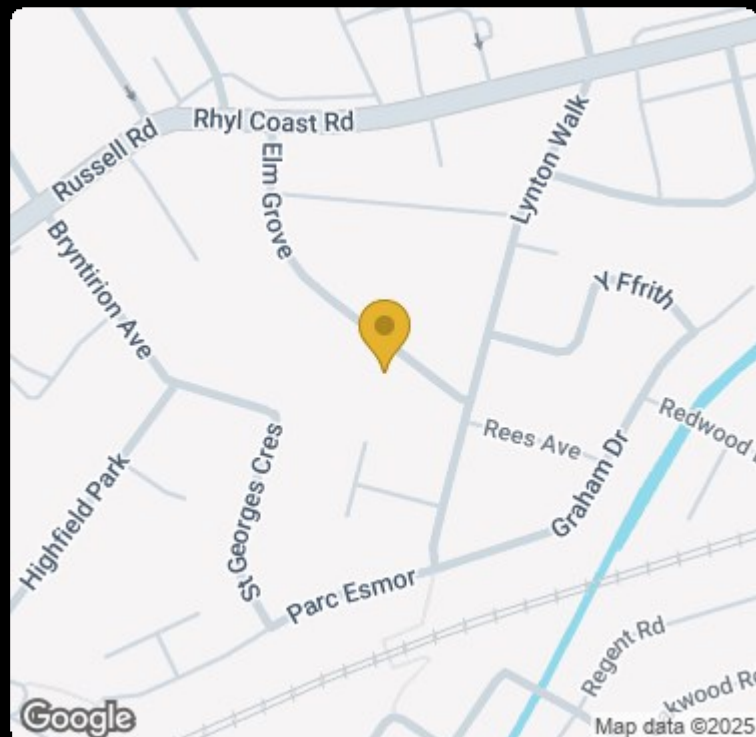
Agents Notes



Please Read Carefully

1. All dimensions are approximate and no SERVICES or APPLIANCES have been tested.
2. These details are prepared in the firms capacity as Estate Agents and express our opinion as the property existed on the day of inspection.
3. Any interested party is advised to obtain independent advice on the property prior to a legal commitment to purchase.
4. All viewings and negotiations are to be carried out through The Agents.
5. This sales detail is protected by the Laws of Copyright.
6. Any prospective purchaser of this property will be required to provide formal confirmation of identity and finance to comply with legal regulations.
7. Details prepared 26th February 2025
8. We can confirm that Jones & Redfearn Estate Agents are members of The Property Ombudsman Scheme with Reference Number - N00766-0
9. ANY OFFERS SUBMITTED ON THIS PROPERTY NEED TO BE ACCOMPANIED BY WRITTEN PROOF OF FINANCE.
10. COUNCIL TAX BAND D - FREEHOLD





3/5 RUSSELL ROAD, RHYL, LL18 3BS

CLWYD ESTATES LTD T/A JONES AND REDFEARN

