

Tudor

syrfewyr siartredig | gwerthwyr eiddo | rheolwyr meddiannau
chartered surveyors | estate agents | property managers



Flat 41 Y Ddol, Pwllheli, LL53 5PA

£127,500

- Maisonette Flat
- Close to Beach & Schools
- Long Leasehold
- Second & Third Floor
- Attractively Decorated
- Council Tax Band A



Flat 41 Y Ddol, Pwllheli, LL53 5PA

Tudor Estate Agents & Chartered Surveyors are instructed to offer this maisonette for sale, situated close to the beach, schools and leisure centre on the south side of Pwllheli.

Pwllheli is a thriving market town and seaside resort situated on the south side of the glorious Llyn Peninsula and boasts excellent amenities including golf course and marina.

This Maisonette has surprisingly spacious accommodation set on the second & third floor, has been attractively decorated throughout with the benefit of gas central heating and briefly comprises the following : - Communal Hallway with stairs leading up to the second floor. Hall. Lounge. Open Plan Kitchen/Diner. Utility Room. Dining Room. On the Third Floor: Three Bedrooms. Bathroom. Toilet.

Communal Hallway

With door entry system. This Maisonette is situated on the second and third floor.

SECOND FLOOR

Hall

Lounge 8'4 x 12'3 (2.54m x 3.73m)

Radiator. Wall mounted electric fire.

Kitchen-Diner 17'0 x 10'11 (5.18m x 3.33m)

Modern kitchen unit comprising stainless steel sink unit. Gas hob with extractor hood over. Integrated oven, grill and microwave. Breakfast bar. Radiator. Outside door to balcony with sea view. Opening to:

Utility 6'0 x 9'8 (1.83m x 2.95m)

Kitchen units incorporating single drainer stainless steel sink unit. Plumbing for washing machine. Space for fridge freezer.

Inner Hall

Stairs to third floor. Radiator. Opening to:

Dining Room 8'3 x 13'2 (2.51m x 4.01m)

THIRD FLOOR

Landing

Storage cupboard.

Toilet

Low level w.c.

Front Bedroom 13'3 x 10'1 (4.04m x 3.07m)

Radiator.

Front Bedroom 6'10 x 13'10 (2.08m x 4.22m)

Radiator.

Rear Bedroom 10'4 x 12'2 (3.15m x 3.71m)

Radiator.



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Bathroom 6'4 x 7'3 (1.93m x 2.21m)

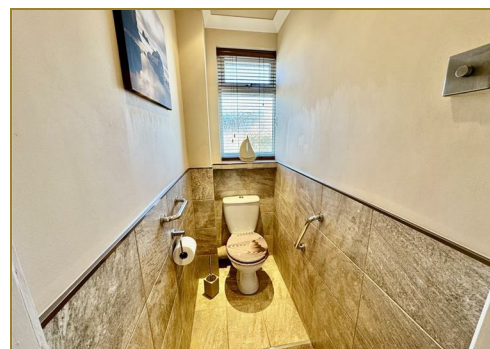
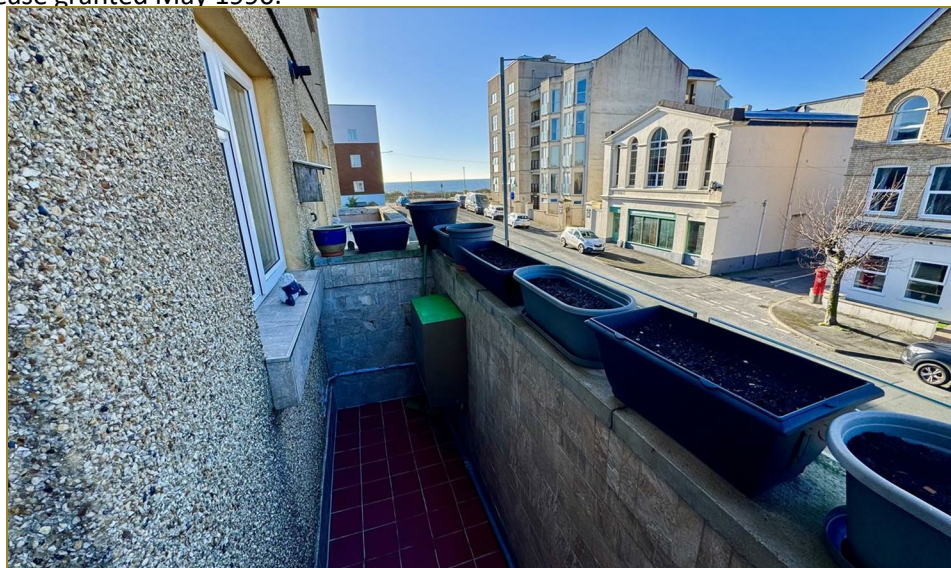
Modern white suite comprising panelled bath with shower over. Pedestal washbasin. Towel radiator. Tiled walls.

SERVICES

We understand that mains water, electricity, drainage and gas are connected to the property. Prospective purchasers should make their own enquiries as to the suitability and adequacy of these services.

TENURE

We understand that the property is offered for sale by long leasehold. 125 year lease granted May 1990.



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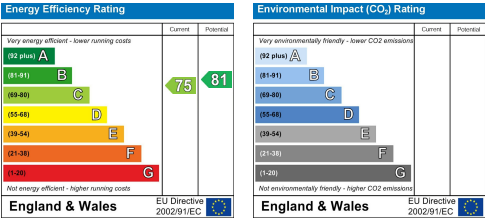
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