

**Penley Road,  
Buckley, CH7 2BB**

**Offers in the Region £180,000**

**Grow**  
SALES + LETTINGS

- 3 Double Bedroomed Dormer Bungalow
- Large Bedroom with Ensuite on the Ground Floor
- Two Double Bedrooms and Bathroom on the First Floor
- Spacious Lounge with Hill Views
- Dining Room
- Beautiful and Private Rear Garden
- Off Road Parking
- Close to Local Shops and Schools
- Extension Potential



A larger than average, well presented dormer bungalow features 3 double bedrooms, 2 modern bathrooms, a spacious and enclosed rear garden perfect for outdoor relaxation, and convenient off-road parking..

Enjoy breathtaking hill views right from your doorstep with great access to local school and shops A perfect family home, first home or retirement home situated in Buckley, North Wales!

Contact us on 01352 250 223 for more information.



Grow Property, Phone: 01352 250 223, Email: [amy@growproperty.co.uk](mailto:amy@growproperty.co.uk)

[www.growproperty.co.uk](http://www.growproperty.co.uk)

### Front

Set back from the road with off road parking for circa 3 vehicles, established shrubs and flower beds, timber gate to the side garden offering potential for further parking and access to the rear garden. Composite door opening to the Entrance Hallway

### Entrance Hallway

Door to Lounge, door to storage cupboard, opening to the Kitchen

### Kitchen 14' 6" x 5' 9" (4.42m x 1.75m)

A range of modern wall, drawer and base units, worktop with inset gas hob with canopy extractor hood over, built in eye level oven with space for microwave over, integrated fridge, plumbing for washing machine, inset composite 1.5 bowl sink unit with mixer tap. PVC double glazed window to the front aspect with hill views, PVC double glazed window to side, obscure PVC double glazed door to the side, wall mounted radiator



### Lounge 13' 11" x 13' 5" (4.24m x 4.09m)

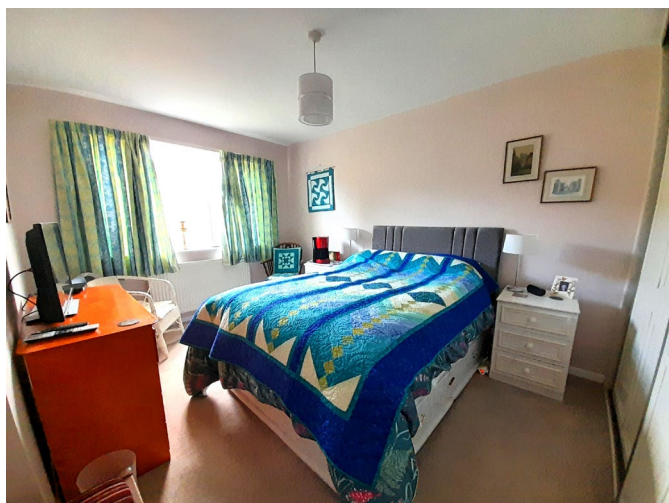
A large PVC double glazed picture window to the front aspect with hill views, wall mounted gas fire with mantle and marble backpiece and hearth, wall mounted radiator, archway to Dining Room and door to Inner Hallway

### Inner Hall

Doors to Bedroom One and Bathroom, wall mounted radiator

### Bedroom One 14' 6" x 10' 4" (4.42m x 3.15m)

PVC double glazed window to rear garden, wall mounted radiator, fitted wardrobes



### Bathroom 7' 1" x 4' 6" (2.16m x 1.37m)

A modern suite comprising walk in shower cubical with power shower, pedestal wash hand basin and close coupled WC, tiled walls and floor, wall mounted radiator, obscure PVC double glazed window to side

### Dining Room 12' 2" x 10' 2" (3.71m x 3.10m)

PVC double glazed door opening to the rear garden with PVC double glazed windows either side, large storage cupboard wall mounted radiator, stairs to first floor

### First Floor Landing

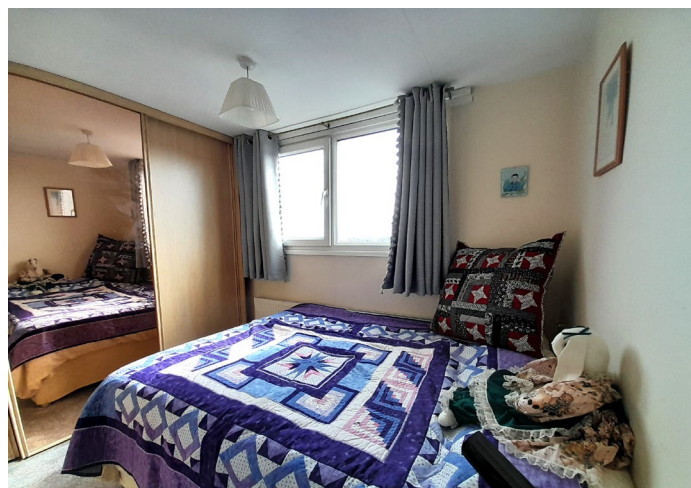
Doors to Bedrooms and Bathroom, Eaves storage cupboard, wall mounted radiator

### Bedroom Three 11' 5" x 8' 7" (3.48m x 2.61m)

PVC double glazed window to front with hill views, wall mounted radiator

### Bedroom Two 10' 7" x 8' 6" (3.22m x 2.59m)

PVC double glazed window to front with hill views, wall mounted radiator, fitted wardrobe



### Bathroom 7' 3" x 5' 8" (2.21m x 1.73m)

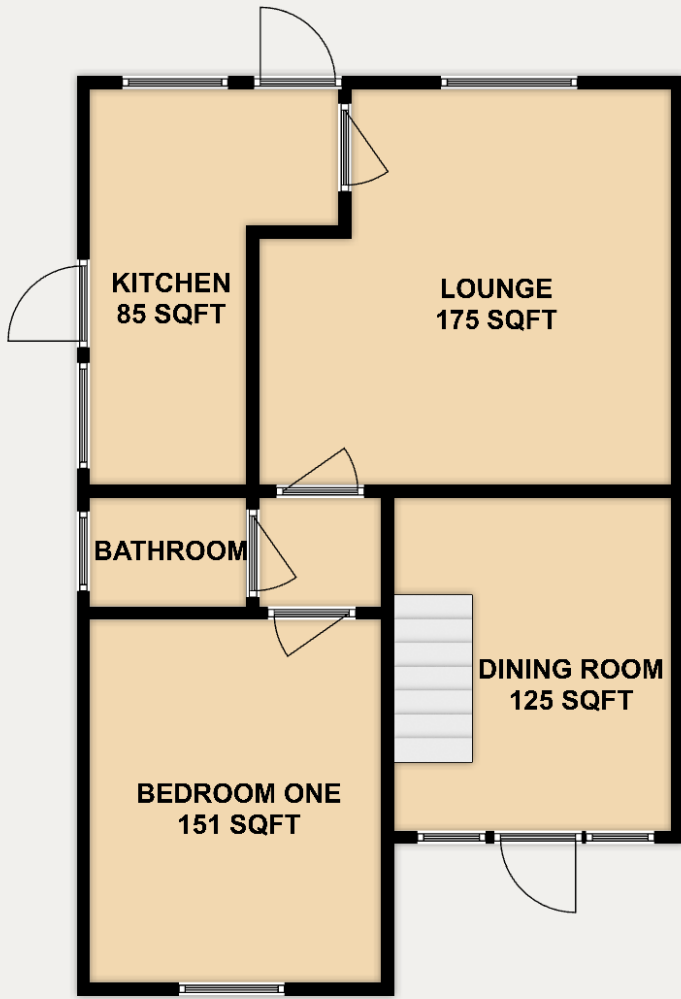
A modern suite comprising a close coupled WC and wash hand basin, wall mounted radiator, wall mounted Worcester combination boiler

### Rear Garden

A beautiful and enclosed garden laid mostly to lawn with established shrubs and flower beds, timber storage shed and patio area, outside tap



# FLOORPLAN



**GROUND FLOOR**



**FIRST FLOOR**

