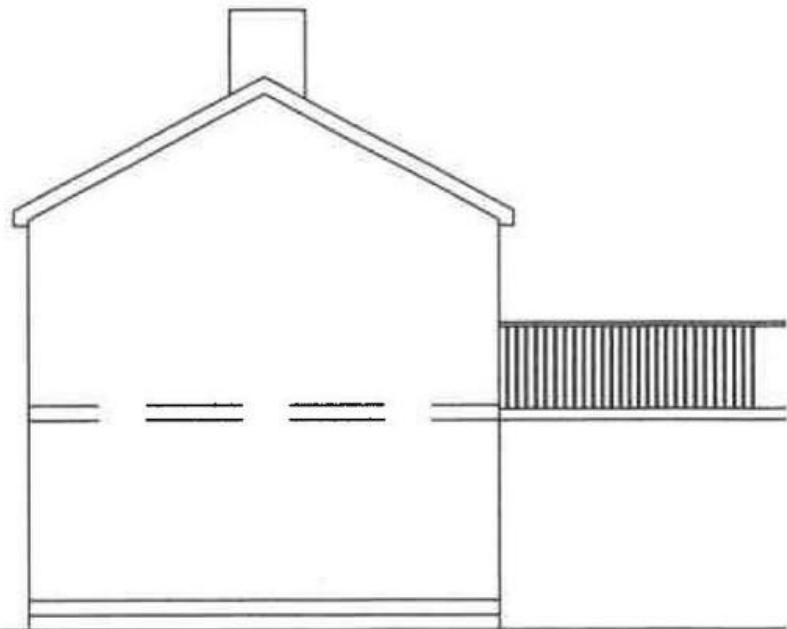


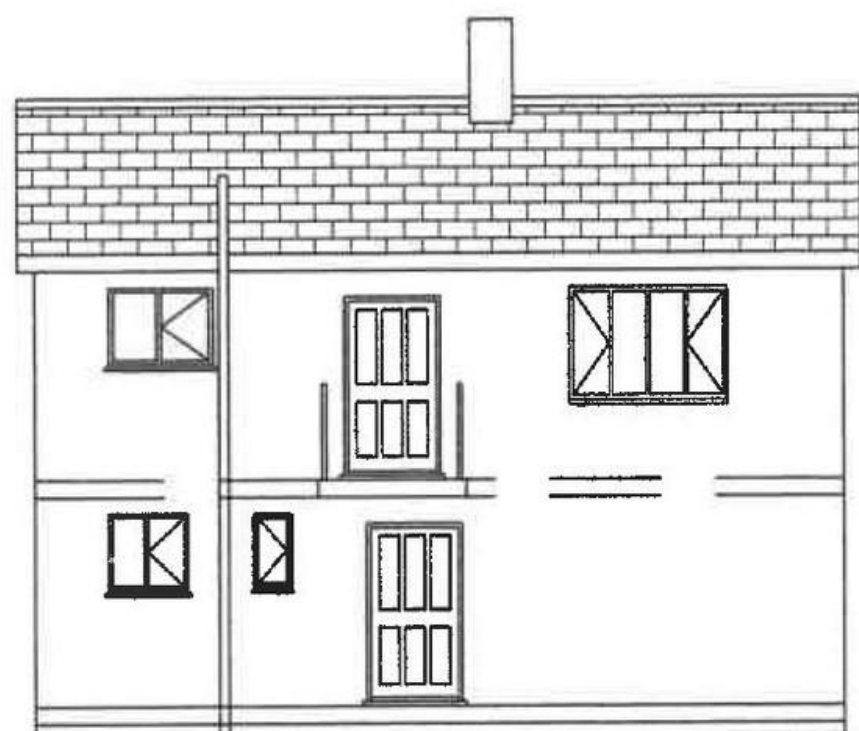
FRONT (SOUTH EAST) ELEVATION



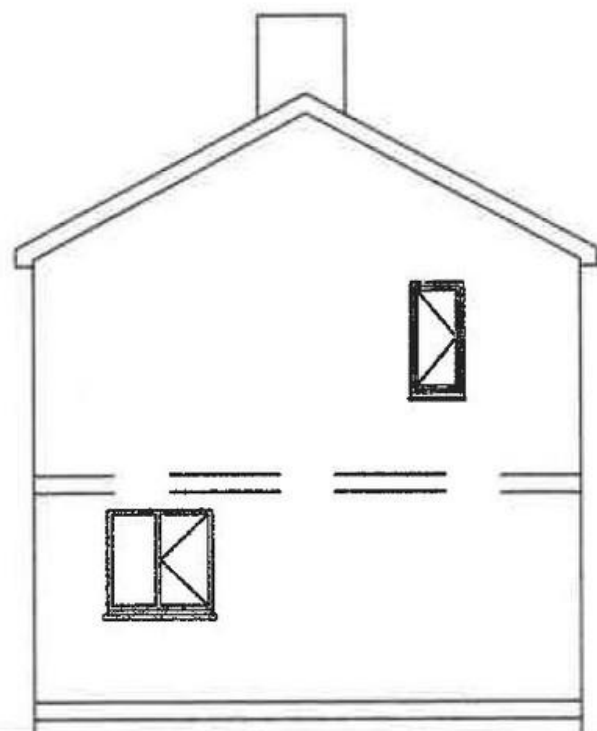
RIGHT (NORTH EAST) ELEVATION



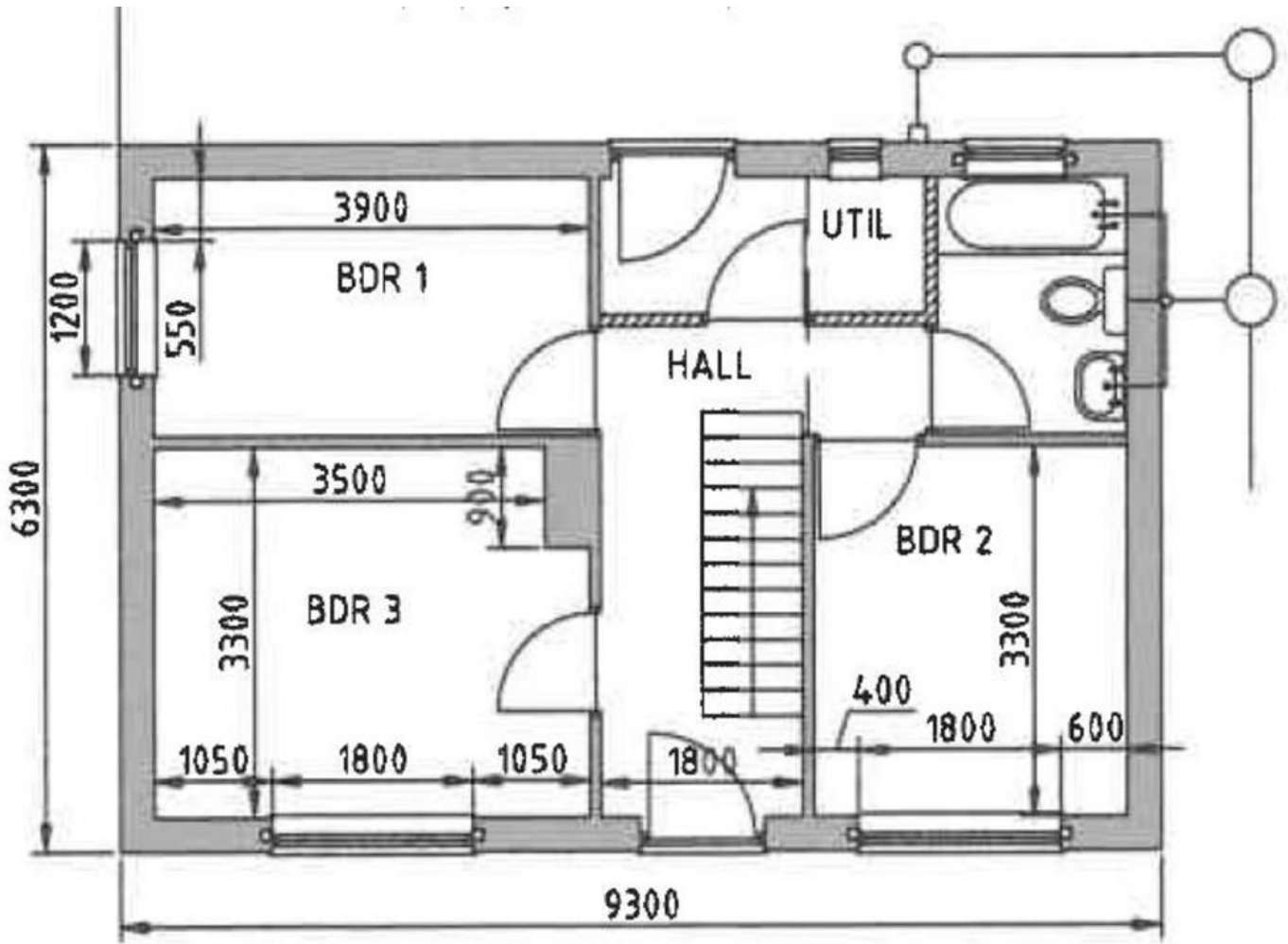
TIR GER BRYN SIRIOL, PWLLHELI LL53 5SW
OFFERS IN REGION OF £65,000



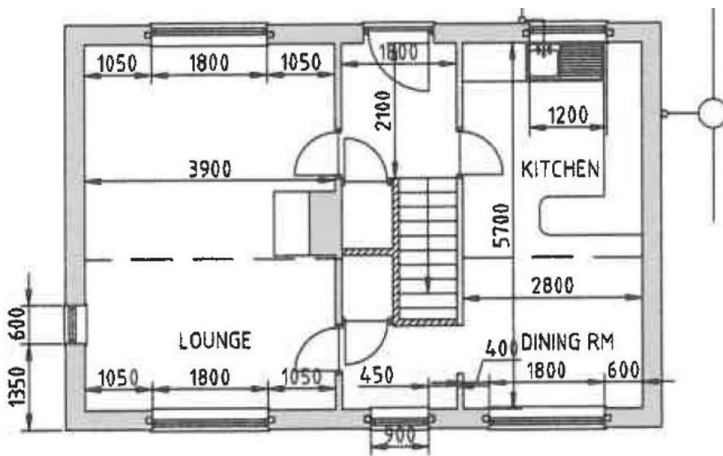
REAR (NORTH WEST) ELEVATION



LEFT (SOUTH WEST) ELEVATION



GROUND FLOOR PLAN



Safe i adeiladu tŷ yn mwynhau golygfeydd dros dref Pwllheli. Cycle arbennig i gael cartref 3 llofft yn ganol y dref oddi ar lwybr troed cyhoeddus rhwng Penlon Llŷn ac Allt Salem.

Elevated plot of land with planning permission C17/0883/45/LL to construct a detached 2 storey house with 3 bedrooms commanding views over Pwllheli. Located off the public footpath between Lley Street and Salem Terrace the construction process will be a challenge for the discerning purchaser.

The seaside town of Pwllheli is known as the unofficial capital of the Llŷn Peninsula. The town offers a range of amenities including Marina, Sailing Academy, Golf Club, schools, further education college, a range of independent shops as well some well-known branded stores.

PERCHNOGAETH | TENURE

Freehold.

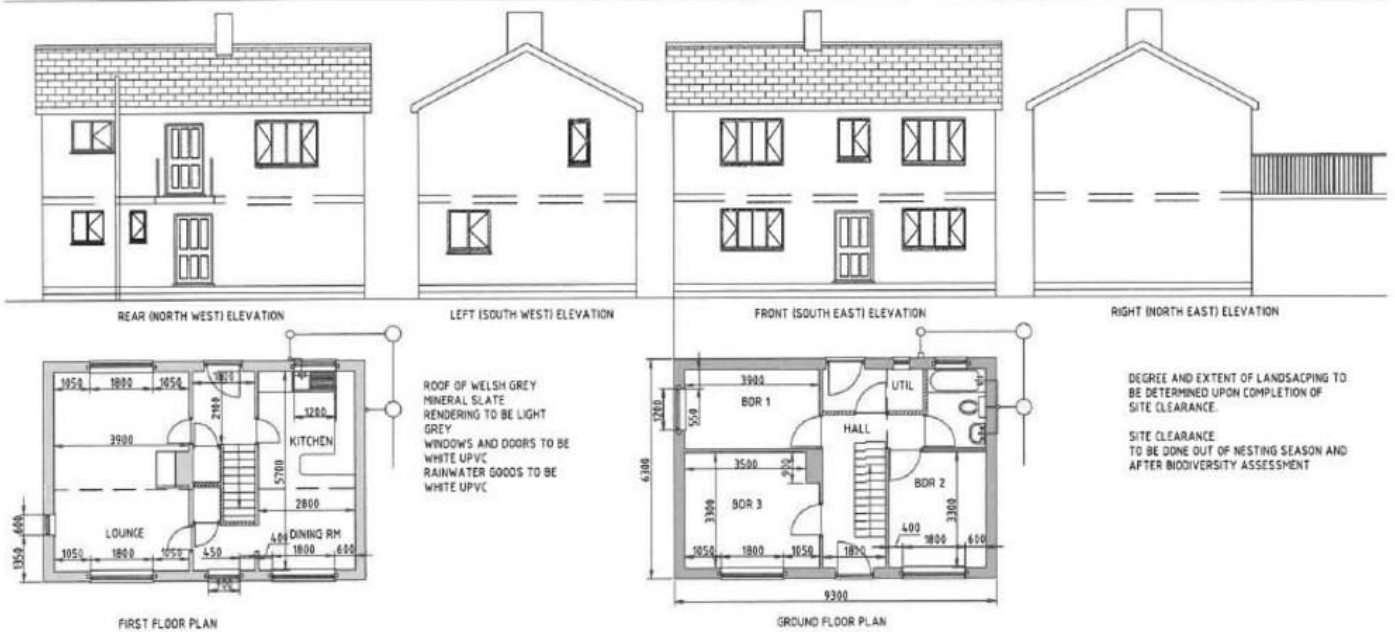
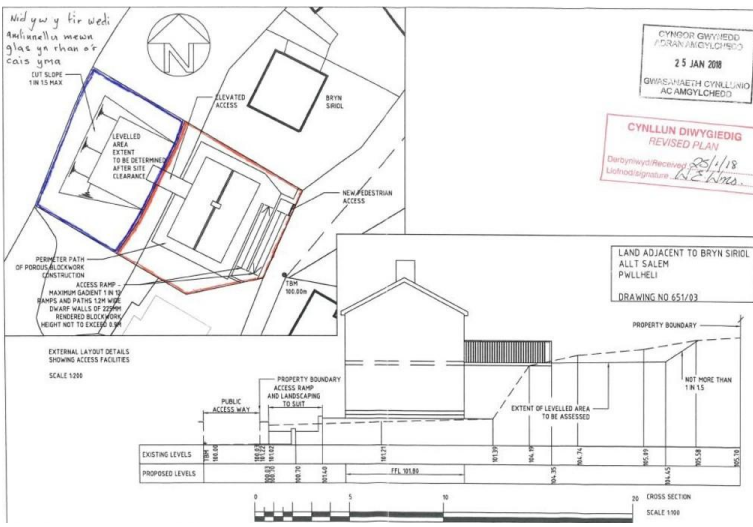
GWASANAETHAU | SERVICES (NOT TESTED)

We believe that mains water, electric, gas and drainage are available.



CYFARWYDDIADAU | DIRECTIONS

Located off a public footpath in between Lleyn Street and Allt Salem.



2 Penbrynhuddig, Abererch,
Pwllheli, Gwynedd
LL53 6BZ

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susan@susanjones.cymru
01758 614511 | 07787 124587

Agents Note: Whilst every care has been taken to prepare these sales 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