

# Property Details

23 Ashly Court, St. Asaph,  
Denbighshire, LL17 0PG

**£190,000**





# Property Photos

23 Ashly Court, St. Asaph, Denbighshire, LL17 0PG



Creation Date  
19/02/2025

# Property Photos

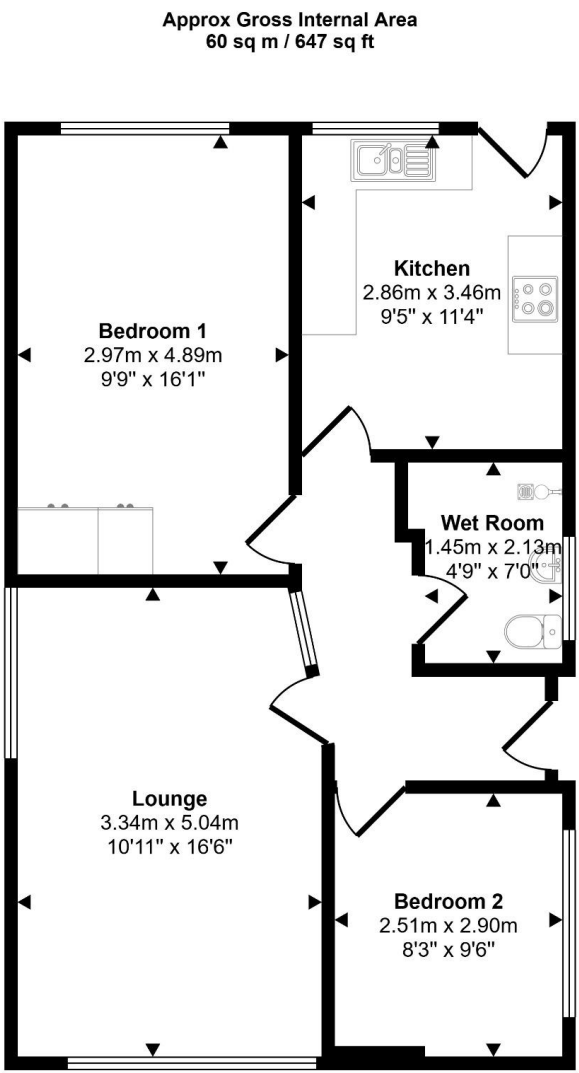
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# Property Floor Plans

23 Ashly Court, St. Asaph, Denbighshire, LL17 0PG



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

# Property Info

23 Ashly Court, St. Asaph, Denbighshire, LL17 0PG

Property Type
Bungalows
Property Style
Detached Bungalow
Bedrooms
2
Bathroom
1
Receptions
1
Tenure Type
Freehold
Floor Area
645
Agency Type
Sole
Parking
Garage
Type
Sales
Electricity
Mains Supply

# Property Info

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Water Supply
Mains
Sewerage
Mains Supply
Heating
Double Glazing, Gas Central
Broadband
-
Accessibility
-
Restrictions
-
Condition
Work required throughout
Flooded In Last Five Years
No
Current Annual Ground Rent
-
Current Service Charge
-
Rent Review Period (Year)
-

# Property Info

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Ground Rent Percentage Increase

-

Service Review Period (Year)

-

Lease End Date

-

Price Qualifier

-

Price

£190,000

Land Size

Less than an acre

Age of Property

-

Year Built

-

New Home

No

# Property Features

23 Ashly Court, St. Asaph, Denbighshire, LL17 0PG

## Feature 1

A Detached Bungalow In A Popular Cul De Sac

## Feature 2

Two Bedrooms

## Feature 3

South Facing Gardens

## Feature 4

Ample Parking And Garage

## Feature 5

Ample Potential For Someone To Put Their Own Stamp On

## Feature 6

Lounge To The Front

## Feature 7

Wet Room For Ease



# Property Description

23 Ashly Court, St. Asaph, Denbighshire, LL17 0PG

## **Charming 2 Bedroom Bungalow with South Facing Gardens and Garage in St. Asaph**

Welcome to Ashly Court, a perfect spot for those looking for a quiet location with easy access to everything St. Asaph has to offer.

This detached bungalow presents a unique chance to enjoy a peaceful setting in a sought-after cul-de-sac, and it's now on the market and available to view! From the moment you approach the property, its spacious exterior and generous parking area stand out, so you'll never have to worry about finding a spot to park.

Step inside, and you'll be welcomed by a hallway, where all the rooms lead off. The spacious lounge at the front of the home is filled with natural light thanks to its large window. Moving through the bungalow, you'll find two good-sized bedrooms. The master bedroom is large enough for a king-sized bed and extra furniture, while the second bedroom is ideal for guests, a hobby room, or a study. The wet room is practical for those with mobility issues. One of the standout features of the bungalow is the south-facing garden. Step outside and enjoy the sun on the lawn, offering a private space to relax. There's plenty of room to plant, landscape, or create your own outdoor retreat.

The property also includes a garage, providing secure parking or extra storage space. If you need more room for a workshop or hobby area, the garage could easily be adapted to suit your needs without affecting the parking.

Ashly Court is ideally located, close to local shops, schools, and transport links. With Chester and Liverpool just a short drive away, you'll have plenty of options for shopping, dining, and entertainment.

This bungalow offers excellent potential for anyone looking to make a property their own, whether you're a first-time buyer, looking to downsize, or an investor. Don't miss the chance to view this inviting two-bedroom home in St. Asaph. Contact us now to arrange a visit and picture yourself here.

Room Measurements:

Creation Date

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# Property Description

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Entrance Hall:

Lounge: 5.04m x 3.34m

Kitchen: 3.46m x 2.86m

Bedroom One: 4.89m x 2.97m

Bedroom Two: 2.90m x 2.51m

Wet Room: 2.13m x 1.45m

Parking & Gardens: Ample space to the front with parking for several vehicles. Attached garage.

South facing rear gardens.

Tenure: Freehold

Services: Mains gas, electric, water and drainage.

Boiler info: 2/3 years old. Located in the airing cupboard in Bedroom One.

Loft: Not boarded, no ladder.

Council Tax Band: C

Please be advised this sale is subject to a Grant Of Probate.

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