



6 Llys Miaren, Rhyl LL18 4FZ

Offers Over £150,000

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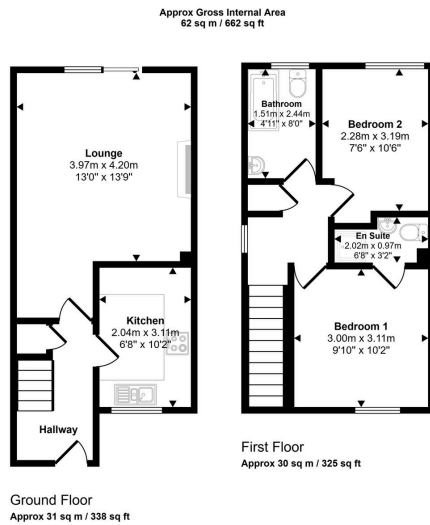


Welcome to this delightful 2-bedroom property located in the quiet and sought-after cul-de-sac of Llys Miaren, on the popular Welmar Estate in Rhyl. Perfectly positioned, this home is handy for local amenities with shops, schools and the neighbouring towns all within a short drive. Upon entering the property, you are greeted by a welcoming entrance hall. To the right, the kitchen has been thoughtfully updated in recent years, providing a practical and functional space for cooking. The spacious lounge, located at the rear of the property, leads out onto a low-maintenance, paved garden area—ideal for relaxing. Upstairs, you'll find two well-sized bedrooms. The master bedroom features the added convenience of an en-suite shower room. The family bathroom, which includes a three-piece suite, completes the upper floor. To the front of the property, there is off-road parking, providing added convenience. This well-presented home is an ideal opportunity for first-time buyers looking to get onto the property ladder. With its modern updates, low-maintenance garden, and fantastic location, it is ready to move in and make your own. Equally, it would be a great addition to any property portfolio with the potential rental income of £800 PCM.

Get in touch today to arrange a viewing!

Tenure: Freehold Property Built: 1994. Services: Mains gas, electric and drainage. Water is metered. Boiler Info: Installed in 2006.
Located: In cupboard on landing. Broadband: Yes. Fibre





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.

- Two Bedroom Home
- Updated Kitchen
- Ensuite Shower Room
- Low Maintenance Gardens
- Parking To The Front
- Spacious Lounge
- Popular Position



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Important notice: LL Estates. These particulars do not form part of any offer or contract and must not be relied upon as statements or representation of fact. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and LL Estates have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

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