

We endeavour to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller.

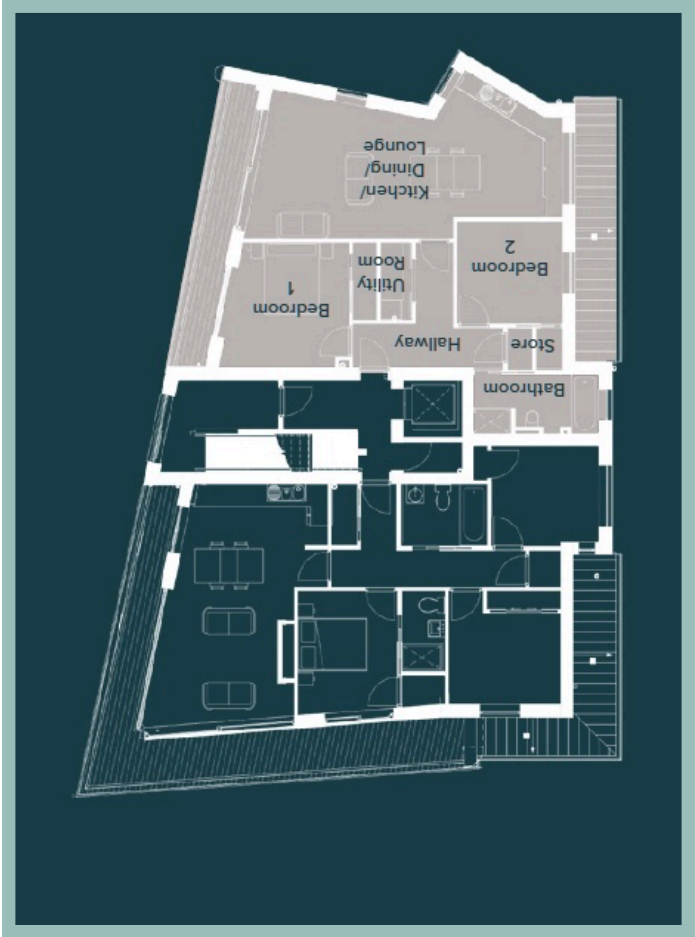
Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty can be given as to their condition. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers.

Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating travelling some distance to view the property.

Fletcher & Poole  
DIAMOND COLLECTION



www.fletcherpoole.com



Apt 4, Driftwood Breakers  
57 Marine Drive  
Rhos on Sea  
LL28 4HT



# A Stunning Two Bedroom First Floor Apartment With A Balcony Benefitting From Far Reaching Coastal Views

## Description

The breakers development offers unparalleled luxury and coastal charm, where the serene melody of waves, and far-reaching uninterrupted views accompany your every moment.

Nestled in the picturesque village of Rhos On Sea the Breakers development offers an exquisite blend of modern elegance and endless tranquillity.

Inspired by the iconic Art Deco movement of the 1920’s this penthouse apartment seamlessly blends classic architectural elements with modern comforts to create a truly unique living experience. Each apartment is meticulously crafted by our team of talented architects and designers, with meticulous attention to detail evident in every aspect of the design.

Escape the ordinary and embrace a lifestyle of unparalleled luxury. Whether you seek a serene retreat, a dynamic seaside adventure, or simply a place to call home, this penthouse apartment offers an unrivalled sanctuary by the sea.

Driftwood accommodation briefly comprises, hallway, a good-sized lounge/kitchen/diner which benefits from a bespoke Moores kitchen with AEG integrated appliances, and modern contemporary Silestone worktops, with a fully glazed feature wall benefiting from coastal views, sliding doors provide access to a balcony with frameless glass, a stunning

master bedroom where you can lie in bed and enjoy the sea views with an area which can be used as a separate dressing room/lounge area, a second large double bedroom, a modern contemporary family bathroom with a separate shower and bath and a good sized cloakroom for storage.

Outside the apartment benefits from one allocated parking space and is set within beautifully landscaped grounds with access to a balcony which runs the full width of the property, direct access to the beach is just across the road and Rhos On Sea village is only a short walk away where you can enjoy all the local amenities, including restaurants, pubs, wine bars, cafes and independent shops.

2 Bedroom  
First Floor Apartment

**Apt 4, Driftwood  
Breakers  
57 Marine Drive  
Rhos on Sea  
LL28 4HT**

**£415,000**

*Reference Number: RP3844  
13/03/25*

Fletcher & Poole,  
1A Penrhyn Avenue,  
Rhos-on-Sea, LL28 4PS

Registered Company  
Number 4687367

## Valuation

Thinking of moving in the near future? Please do not hesitate to ask for a FREE sales valuation

## Viewing

By appointment. Contact:

tel: 01492 549178  
email:rhosonseafletcherpoole.co  
m  
web: [www.fletcherpoole.com](http://www.fletcherpoole.com)







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web: [www.fletcherpoole.com](http://www.fletcherpoole.com)

- ✓ STUNNING TWO BEDROOM FIRST FLOOR APARTMENT
- ✓ BENEFITS FROM A SPACIOUS BALCONY
- ✓ FAR REACHING COASTAL VIEWS
- ✓ EXCLUSIVE NEW BUILD DEVELOPMENT WITH HIGH END FINISH THROUGHOUT
- ✓ OFFERS MODERN CONTEMPORARY OPEN PLAN LIVING
- ✓ UNDER FLOOR HEATING THROUGHOUT
- ✓ ONE ALLOCATED OFF ROAD PARKING SPACE
- ✓ MODERN KITCHEN WITH INTEGRATED AEG APPLIANCES

### Lounge/Kitchen/Diner

9.10m max x 4.29 max (29'10" x 14'1")

### Bedroom One

5.05m x 3.68 (16' 7' x 12'1")

### Bedroom Two

3.23m x 2.89m (10'7" x 9'6")

### Bathroom

3.60m max x 1.42m max (11'10" x 4' 8")

### Utility Cupboard

1.32m x 1.19m (4'4" x 3' 11")

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Location

Rhos on Sea is a delightful and bustling seaside village with a wealth of individual shops and cafe’s. Situated on the spectacular North Wales Coast with superb sea views and within easy reach of the Victorian town of Llandudno and the historic walled town of Conwy. Rhos on Sea provides a stunning base to explore North Wales and its wealth of features including the mountains, lakes, beaches and sites of historic interest.

Directions

From our Rhos-on-Sea office turn towards the Promenade, turn left onto the Promenade, continue along Marine Drive passing the Rhos Fynach Public House on the left, the Breakers Apartments can be found on the left hand side.

Council Tax Band: “TBC” (provided on voa.gov.uk)  
Energy Performance Rating Band TBC

NB Apartment is leasehold on a 999 year lease  
Service Charge £150 pcm which covers communal area clean/maintenance inc lift, buildings insurance.

Score	Energy rating	Current	Potential
92+	A		
81-91	B	85   B	85   B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

