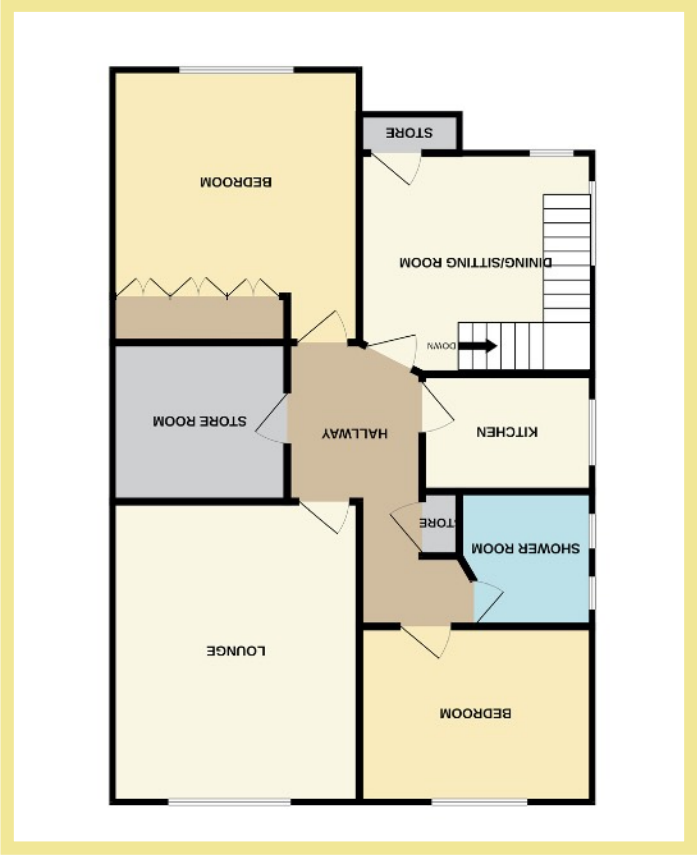


We endeavor to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no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

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



61a Rhos Road  
Rhos on Sea  
LL28 4RY

# Immaculately Presented Two Bedroom First Floor Apartment Situating Close To Local Amenities & Promenade

## Description

This immaculately presented two bedroom first floor apartment is situated close to the amenities of Rhos on Sea village and the promenade. The well maintained property benefits from good size accommodation and ample off road parking. The apartment has it's own private entrance with stairs leading to the accommodation which comprises of dining/ seating area, hallway with storage, lounge with French windows creating a beautiful light living space, kitchen, two bedrooms the master with fitted wardrobes, modern contemporary shower room and a large store room. There is UPVC double glazing and gas central heating.

- ✓ IMMACULATELY PRESENTED TWO BEDROOM FIRST FLOOR APARTMENT
- ✓ WELL MAINTAINED PROPERTY WITH GOOD SIZE ACCOMMODATION
- ✓ CLOSE TO THE AMENITIES & PROMENADE
- ✓ AMPLE OFF ROAD PARKING
- ✓ NO CHAIN

## Lounge

4.56m x 3.76m (15'0" x 12'4")



## Kitchen

2.59m x 2.59m (8'6" x 8'6")



## Dining Room

3.69m x 3.67m (12'1" x 12'0")

## Bedroom One

4.40m x 3.77m (14'5" x 12'4") Maximum



## Bedroom Two

3.55m x 2.66m (11'8" x 8'9")

## Shower Room

2.37m x 2.00m (7'9" x 6'7") Maximum



## Store Room

2.66m x 1.95m (8'9" x 6'5")

## Location

The property is located in the popular coastal resort of Rhos On Sea with a wealth of local shops and other facilities. The larger resorts of Colwyn Bay and Llandudno are approximately one and three miles respectively and the property is conveniently located for easy access to the A55 dual carriageway for Chester and the motorways beyond, also the main rail line Holyhead to Euston.

## Directions

From the Rhos On Sea office turn right onto the promenade, turn right onto Rhos Road.

Council Tax Band: C

Energy Efficiency Rating: Band D

NB Maintenance is split 50/50

## 2 Bedroom First floor Apartment

61a Rhos Road  
Rhos On Sea  
LL28 4RY

£189,950

NO CHAIN

Reference Number: RP3598  
24/09/25

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



| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+   | A             |         |           |
| 81-91 | B             |         |           |
| 69-80 | C             |         | 77 C      |
| 55-68 | D             | 66 D    |           |
| 39-54 | E             |         |           |
| 21-38 | F             |         |           |
| 1-20  | G             |         |           |