



23 Denbigh Street, Llanrwst, LL26 0LL

Offers Over **£200,000**

Bedrooms: 5 | Bathrooms: 3 | Receptions: 1

Agent Code: KY009

NO CHAIN | HOME OR TURNKEY LETTING BUSINESS | TOWN CENTRE LOCATION | 5 BED

Stop scrolling..... this is the one.

A high-impact mixed-use opportunity in a prime town centre position, offering a ground floor commercial unit and a fully refurbished home or income-ready residential space above, arranged over three floors.

Previously operating as an Airbnb, this property is delivered in true turnkey condition, ready to generate income from day one or move straight into as a substantial, character-filled home.

Accessed via a private rear entrance, the property opens into a low-maintenance courtyard with raised alfresco dining area, designed for guest appeal and lifestyle living. An external WC adds convenience, ideal when entertaining.

Inside, the ground floor has been smartly configured as a boot room and utility, maximising functionality for both owners and guests.

Upstairs, the accommodation is bright, spacious, and packed with character, featuring original wooden flooring and sash windows. A standout bay window with seating creates a premium living space that guests and homeowners alike will love.

The kitchen is fully equipped, complete with a five-ring Rangemaster hob, double ovens, dishwasher, and ample space for appliances, built for volume use and easy hosting.

The layout is designed for maximum flexibility and return, offering:

- 5 bedrooms (configured as 7 beds)
- 2 bathrooms + ensuite
- Accommodation across three floors

The second floor hosts three bedrooms (one ensuite) and a further bathroom, while the top floor provides two additional bedrooms, ideal for larger groups, families, or multiple occupants.

Additional benefits include gas central heating, excellent storage, and strong natural light throughout. Whether you're looking for an Airbnb investment, serviced accommodation, HMO potential (STP), or a spacious town centre home, this property delivers on every level.

A rare, ready-made opportunity, live in it, let it, or leverage both.

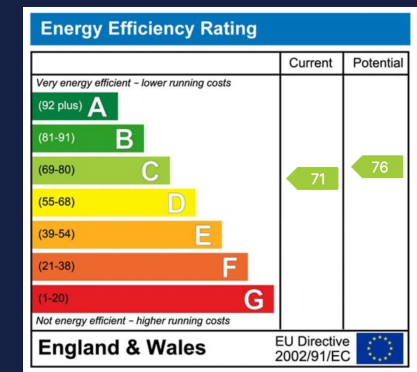
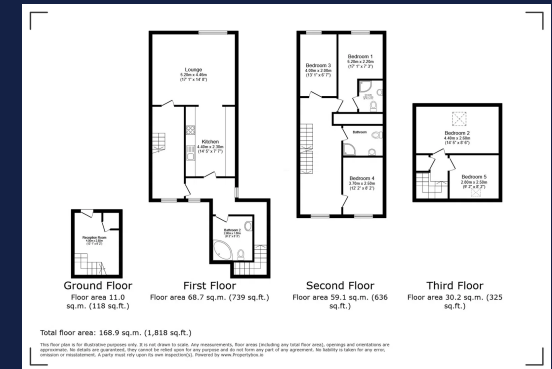
Tenure: Freehold

Property Type: Mixed Use

- No onward chain
- Turnkey / income-ready
- Mixed-use commercial & residential
- Prime town centre location
- 5 bedrooms / 7 bed configuration
- Proven Airbnb use
- Courtyard with alfresco dining
- Character features throughout
- 2 bathrooms + ensuite
- Strong rental potential







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