JOAN HOPKIN
ESTATE AGENTS

20 Chapel Street

, Beaumaris, LL58 8DS

£225,000

2 1 2 E

A charming end terrace traditional Beaumaris cottage, situated within a "stone's throw" of the sea front, and within an easy walk to the town's many amenities and attractions such as the Castle and Pier. Having many original features, the cottage features a large inglenook fireplace with wood burner as well as exposed floor and ceiling beams. The property is in need of some upgrading works, but is considered well priced to reflect this, and has two reception rooms, kitchen, two bedrooms and shower room. There is a court yard garden to the side and rear access over a garage car park.
Well worth inspection and sold with no onward chain.

Living Room 14'7" x 12'10" (4.47 x 3.92)
Having a feature large stone built inglenook fireplace with timber lintel and housing a wood burning stove on a quarry tiled hearth. Exposed ceiling beams, front aspect window, radiator, tv connection.

Dining Room 13'4" x 11'6" (4.07 x 3.52)
Having a stone surround fireplace with timber mantle over (not in use), exposed ceiling beams, wide staircase to the first floor, radiator.

Kitchen 13'3" x 6'9" (4.05 x 2.06)
With a range of base and wall units in an "off white" laminate finish with worktop surfaces and including a stainless steel sink unit. Recess for a gas stove and space for a fridge/freezer. Vaillant gas fired central heating boiler, radiator.

Rear Lobby 6'11" x 4'10" (2.11 x 1.48)
An excellent general storage space with shelving, and door to the rear garden

Cloak Room
With a WC and wash basin.

Split Level Landing

Bedroom 1 12'10" x 13'0" (3.93 x 3.97)
Having exposed original roof "A" frame and purlins, front aspect window, radiator.

Bedroom 2 11'10" x 8'7" (3.63 x 2.64)
With dual aspect windows and radiator.

Shower Room 6'2" x 5'4" (1.88 x 1.64)
Having a corner shower cubicle with Mira thermostatic shower control, WC, wash basin, radiator.

Outside
Charming and manageable cottage style garden to the rear, being well screened, and with a selection of shrubs and bushes. Pedestrian right of way rear access over an adjoining Garage car park.

Services
All mains services.
Gas central heating system.

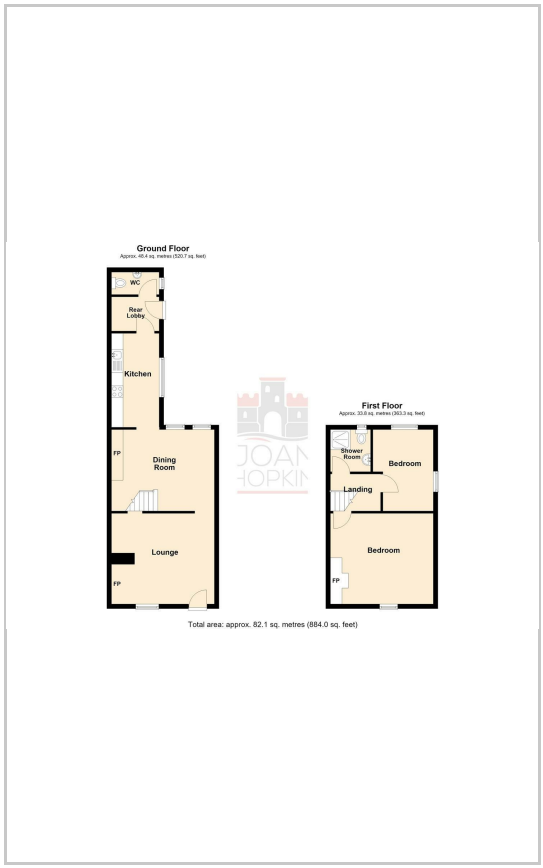
Tenure
The property is understood to be freehold and this will be confirmed by the Vendor's conveyancer.
The property is situated next to a small commercial car repair/sales garage.

Energy Certificate
Band E

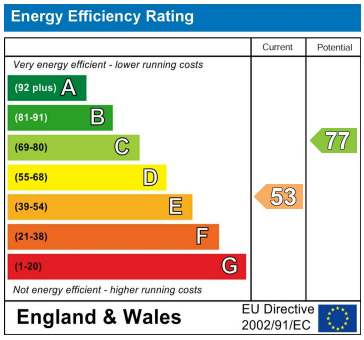
Council Tax
Band D

Area Map

Floor Plans



Energy Efficiency Graph



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