



Tir ac Eiddo

**LWH**

Land and Property

Lloyd Williams & Hughes

Eiddo 2 Llofft | 2 Bedroom End of Terrace

**1 Baptist Square**

Pwllheli, LL53 5EP

**£125,000**

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



## 1 Baptist Square, Pwllheli, LL53 5EP

Eiddo 2 llofft ym Mhwillheli | Well-appointed 2-bedroom end of terrace property located in Pwllheli

Wedi ei leoli yn Llawr Gors yng Nghanol Pwllheli, mae'r eiddo yn gyfleus i gyfleusterau'r dref i gyd ar eich stepen drws.

Situated in the heart of Pwllheli at Baptist Square, this property offers easy access to the town's amenities, with a variety of facilities right at your doorstep.

The ground floor boasts a semi-open plan design, featuring a combined living and dining area that flows into the kitchen with a large opening. Upstairs, you'll find two double bedrooms and a generous family bathroom.

The property features a concrete surfaced courtyard garden to the rear and modest garden area to the front.

The property is of traditional construction, under slate roof covering. UPVC double-glazed windows and doors.

27 Penlan Street Pwllheli Gwynedd LL53 5DE

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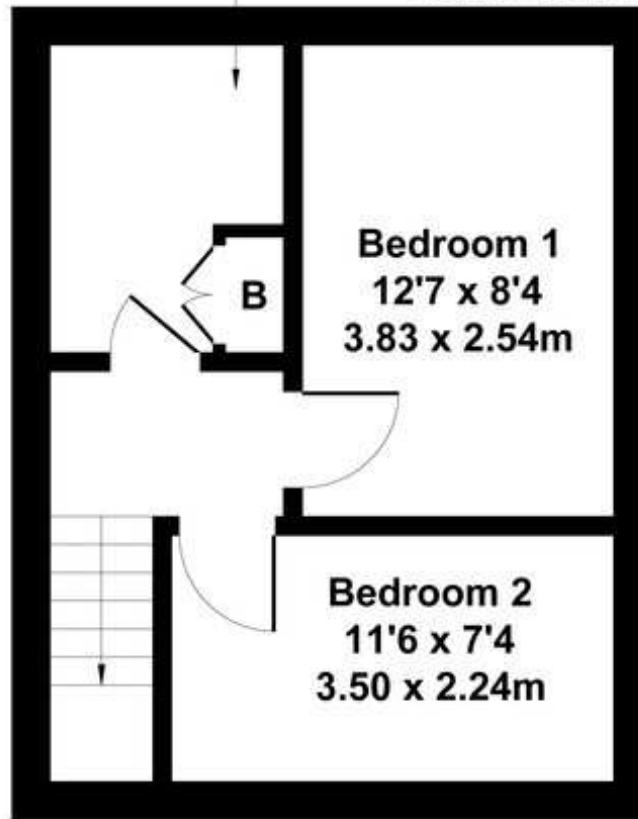
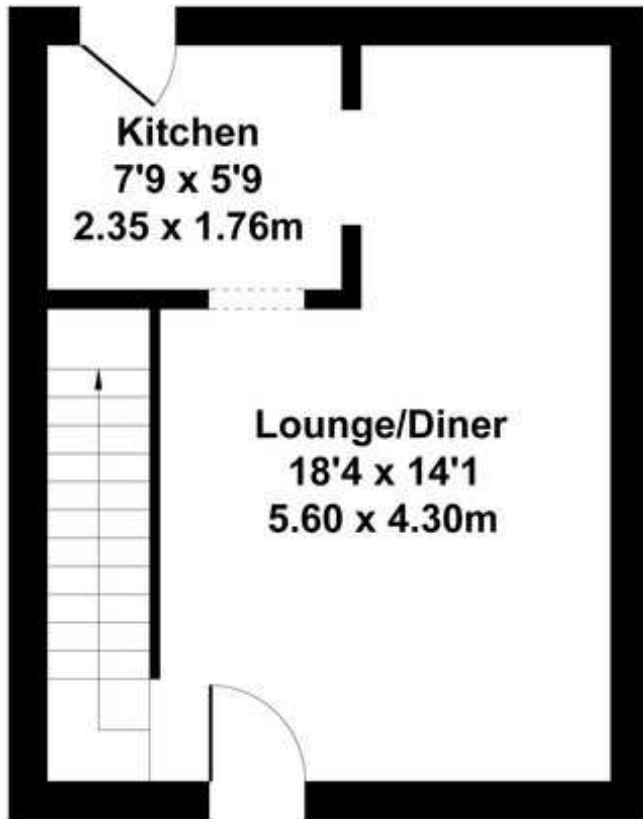
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# 1 Baptist Square, Pwllheli LL53 5EP

Approximate Gross Internal Area  
549 sq ft - 51 sq m

Bathroom  
7'10 x 6'0  
2.40 x 1.82m



**GROUND FLOOR**

**FIRST FLOOR**

Not to Scale. Produced by The Plan Portal 2025  
For Illustrative Purposes Only.

Living and Dining Area - 4.3m x 5.6m (max)  
Stairs to 1st Floor

Kitchen - 1.76m x 2.35m  
Modern Fitted Units  
Door to rear yard and access to North Street

Landing - 1.02m x 1.80m

Bedroom 1 (rear) - 2.54m x 3.83m  
Double bedroom

Bedroom 2 (front) - 2.24m x 3.5m  
Double bedroom

Bathroom - 1.82m x 2.40m

**Gas Central Heating - Combination Boiler**  
**Mains Water and Drainage**  
**Council Tax Band: B | EPC: D**

**Directions:** From Pwllheli high street head right towards Capel Salem and continue rightwards along North Street towards Asda. 1 Baptist Square is located on the right hand side in approximately 200 yards.

**Viewing:** Please contact the office to book your viewing by appointment only.

**Method of Sale:** Private Treaty.

