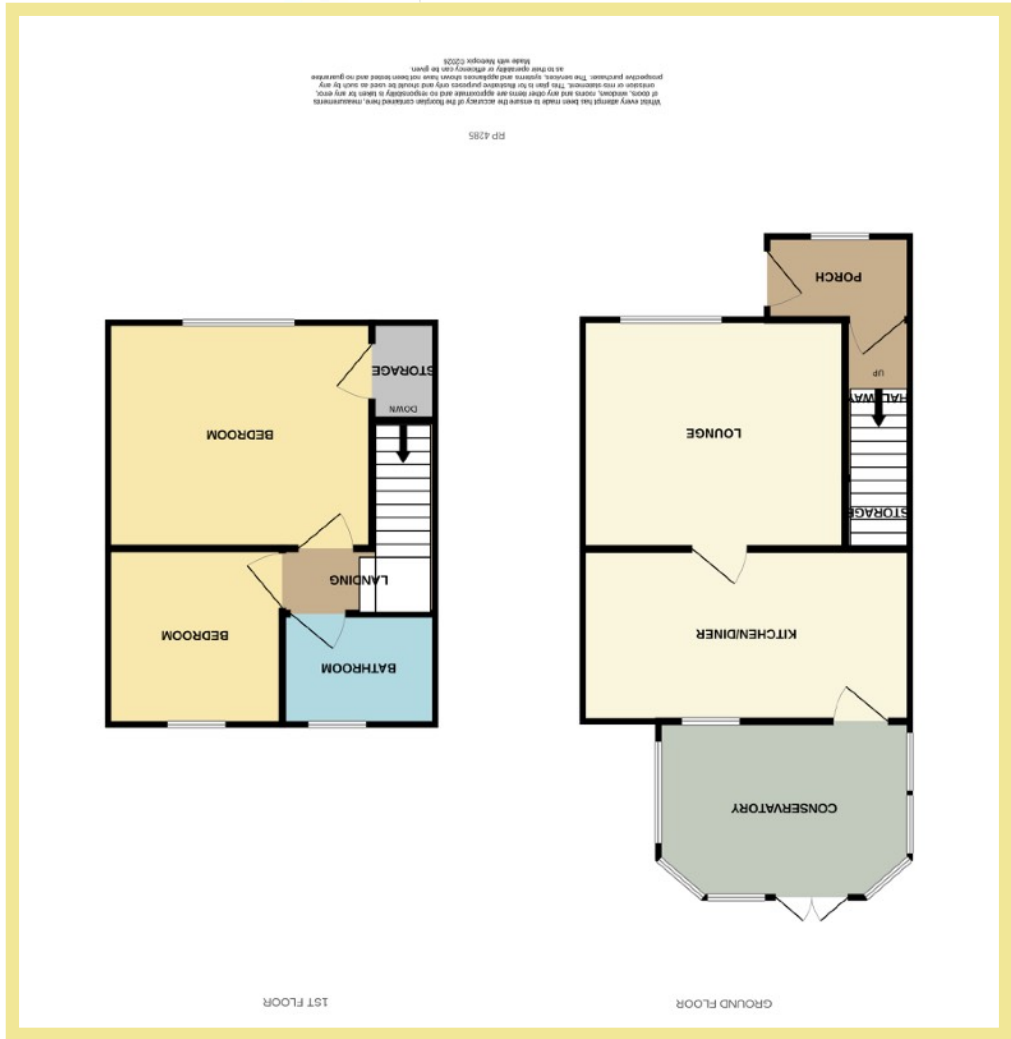


We endeavor to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no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



Score	Energy rating	Current	Potential
1-20	G		
21-38	F		
39-54	E		
55-68	D	67 D	
69-80	C		77 C
81-91	B		
92+	A		

5 Berth Y Glyd Road  
Old Colwyn  
Conwy  
LL29 9HT



# WELL MAINTAINED TWO BEDROOM MID TERRACE HOUSE

## Description

This well maintained two bedroom mid terrace house benefits from an open aspect to the rear over fields and with distant sea views that can be enjoyed either from the conservatory or raised decked seating area. The current vendor has installed a wood burner in the lounge and a combi boiler whilst recently replacing the UPVC double glazing to the front of the property along with a new front door.

The accommodation on the ground floor comprises of porch, hallway, lounge with wood burner, kitchen/diner and a good size conservatory giving access to the garden.

To the first floor there are two bedrooms, the master with built in storage and a family bathroom.

There is gas central heating and UPVC double glazing. Outside there is garden to the front and enclosed rear garden with raised decking, lawn and timber shed.

- ✓ TWO BEDROOM MID TERRACE HOUSE
- ✓ WELL MAINTAINED PROPERTY WITH AN OPEN ASPECT TO THE REAR
- ✓ BENEFITS FROM A CONSERVATORY WITH DISTANT SEA VIEWS
- ✓ ENCLOSED REAR GARDEN WITH DECKED SEATING AREA
- ✓ FREEHOLD

## Hallway

## Lounge

13' 5" x 11' 9" (4.09m x 3.58m)



## Kitchen

16' 9" x 8' 10" (5.10m x 2.69m)



## Conservatory

12' 11" x 9' (3.94m x 2.74m)

## Bedroom One

13' 6" x 11' 8" (4.11m x 3.55m)



## Bedroom Two

8' 11" x 8' 11" (2.71m x 2.71m)



## Bathroom

7' 5" x 5' 8" (2.26m x 1.72m)



## Location

Situated in the town of Old Colwyn with its local shops and other facilities. The larger resort town of Colwyn Bay with its variety of shops is approximately two mile distance. The A55 dual carriageway is close by for easy access to Chester and the motorways beyond.

## Directions

From the Rhos on Sea office turn right towards the Promenade, turn right onto the Promenade, continue along this road turning right for Old Colwyn, continue to the roundabout, take the first exit onto Abergele Road, continue through Old Colwyn, bear right onto Llysfaen Road where the road forks, turn right onto Berth Y Glyd Road at the T Junction.

Council Tax Band: A (provided on [www.voa.gov.uk](http://www.voa.gov.uk))  
Energy Performance Rating Band: D  
Tenure: Freehold.

2 Bedroom Mid Terrace House

5 Berth Y Glyd Road  
Old Colwyn  
Conwy  
LL29 9HT

OFFERS OVER  
**£158,000**

Reference Number: RP4285  
28/4/2026

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

