



Tom Parry

129 Manod Road, Blaenau Ffestiniog, LL41 4AH

£149,950

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Nestled on Manod Road in the charming town of Blaenau Ffestiniog, this delightful terraced house offers a perfect blend of modern living and traditional character. Spanning an impressive 775 square feet, the property has been fully refurbished, ensuring that everything within is brand new and ready for you to make it your own.

Upon entering, you are welcomed into a spacious reception room that provides a warm and inviting atmosphere, ideal for both relaxation and entertaining. The house boasts three well-proportioned bedrooms, each designed to offer comfort and tranquillity, making it perfect for families or those seeking extra space for guests or a home office.

The contemporary bathroom has been thoughtfully designed with modern fixtures and fittings, providing a stylish and functional space for your daily routines. The refurbishment has not only enhanced the aesthetic appeal of the property but has also improved its overall efficiency and comfort.

Located in the picturesque surroundings of Blaenau Ffestiniog, this home is conveniently situated near local amenities, schools, and transport links, making it an ideal choice for those looking to enjoy the beauty of the Welsh countryside while having access to essential services.

This property is a rare find, combining modern convenience with the charm of a traditional terraced house. Whether you are a first-time buyer or looking for a new family home, this fully refurbished residence on Manod Road is sure to impress. Do not miss the opportunity to view this exceptional property.

OUR REF: BF1590

ACCOMMODATION

All measurements are approximate

GROUND FLOOR

Entrance Hallway

with one radiator & understairs storage cupboard

Living Room

with 1 radiator; downlights; dual aspect windows.
Carpet flooring

Kitchen

with a mix of wall and base units, integrated hob, oven and cooker hood over. 1 Radiator

FIRST FLOOR

Bedroom 1

with carpet flooring; 1 radiator

Bedroom2

with carpet flooring; 1 radiator

Bedroom3

with carpet flooring; 1 radiator

Bathroom

with shower cubicle; free standing bath; low level W/C, LED light/anti fog mirror

EXTERNALLY

paved rear yard with steps to up to a gravelled garden

SERVICES

all mains tested

MATERIAL INFORMATION

tax band A
This Property has been fully refurbished.







NOTE: The Agents have not tested any electrical installations, central heating system or other appliances and services referred to in these particulars and no warranty is given as to their working ability.

THESE PARTICULARS ARE THOUGHT TO BE MATERIALLY CORRECT THOUGH THEIR ACCURACY IS NOT GUARANTEED AND THEY DO NOT FORM PART OF ANY CONTRACT.

