

Tir ac Eiddo

LWH

Land and Property

Lloyd Williams & Hughes

Eiddo 4 Llofft | 4 Bedroom Detached Property

**Cae Hendre**

Chwillog, LL53 6SD

**£399,000**

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## Cae Hendre, Chwilog, LL53 6SD

Dyma gartref modern 4 ystafell wely ar wahân, wedi'i leoli mewn lleoliad gwledig hardd ychydig y tu allan i Chwilog. Mae'r eiddo hwn yn cynnwys safon uchel o orffeniad, gan gyfuno dyluniad cyfoes â lleoliad cefn gwlad.

Introducing this modern 4-bedroom detached home, nestled in a picturesque rural location just outside Chwilog. This property boasts a high standard of finish, combining contemporary design with countryside living.

Prin daw eiddo yn y wlad o'r maint ar safon hwn i'r farchnad | Rarely to country properties of this size and standard come to the open market. Cae Hendre is located between Chwilog and Y Ffor off the highway with distant views of the Eryri Mountain ranges and open countryside.

Highlights of the internal accommodation include a spacious kitchen with breakfast bar and separate dining room, master suite with ensuite with jack and jill basins. The property offers modern and low maintenance living ideally suited for the demands of family life.

The original property was demolished and re-built originally constructed approximately 15 years ago by the current owners.





## The accommodation comprises of:

### Ground Floor:

Entrance Hall - Stairs to 1st Floor  
Downstairs WC  
Dining Room - 4.43m x 3.04m  
Kitchen - 6.51m x 3.62m  
Fitted Units, Integrated Appliances, Breakfast Bar  
Living Room - 5.38m x 3.71m  
Wood Burning Stove  
Study - 3.04m x 2.86m

Double Garage - 6.03m x 4.35m  
Up and over doors (x2)

### First Floor:

Landing - Stairs to Ground Floor.  
Master Bedroom Suite - 4.46m x 4.31m  
En-Suite - 3.08m x 1.86m  
Jack & Jill Basins, Walk-in Shower, WC  
Bedroom 2 - 4.58m x 2.96m  
Fitted Wardrobes  
Bedroom 3 - 3.60m x 2.86m  
Bedroom 4 - 2.90m x 2.81m  
Bathroom - 2.44m x 1.76m  
Bath, Shower, Basin & WC

Garden Room - 4.38m x 3.42  
Store Room, Power.

Externally Cae Hendre Features a spacious driveway leading from the public highway, with the property bound by feature red brick walls. The front of the property features a patio with elevated decking area.

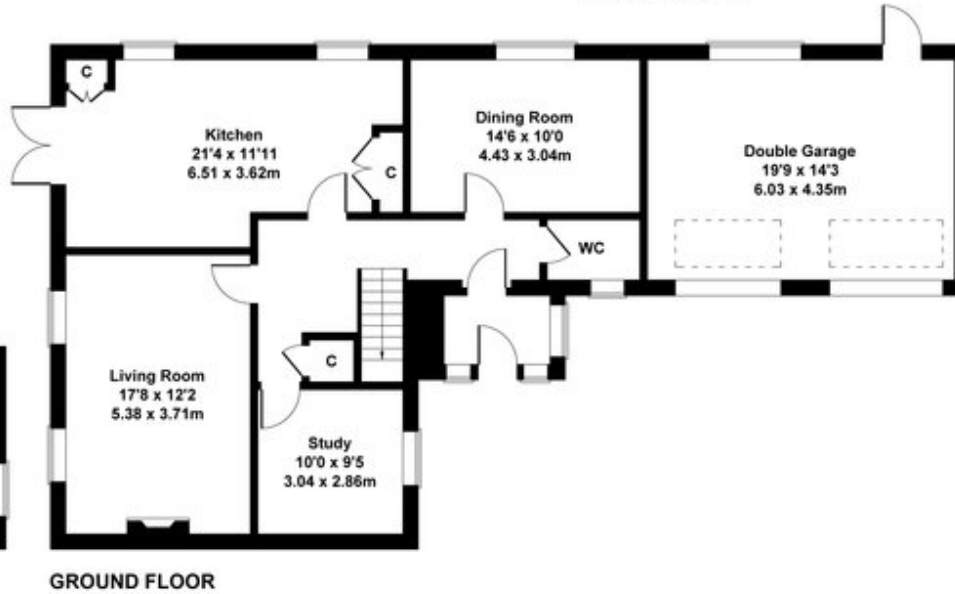
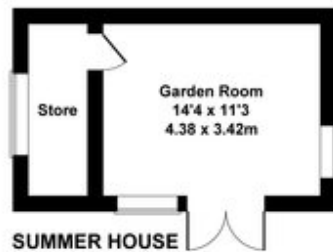




## Cae'r Hendre, Chwillog LL53 6SD

Approximate Gross Internal Area  
2228 sq ft - 207 sq m

Energy Efficiency Rating	
Very energy efficient - lower running costs	
A	92-100
B	81-91
C	69-80
D	55-68
E	39-54
F	29-38
G	1-28
Not energy efficient - higher running costs	



Not to Scale. Produced by The Plan Portal 2026  
For Illustrative Purposes Only.

### Important Information:

**Oil Fired Central Heating | Mains Water and Drainage**  
**Council Tax Band: E | EPC: C**

**Construction:** The property is of traditional construction, under slate roof covering. Fully UPVC double-glazed windows.

**Directions:** From Chwillog, take the B4354 towards Y Ffor and continue for 1.5 miles, passing the Llanarmon and Llangybi junctions. As the road descends towards a stone bridge, Cae Hendre will be located on your left-hand side.

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

**Method of Sale:** Private Treaty

**Planning:** The property is sold subject to any existing or other statutory notice, or which may come into force in the future. Purchasers should make their own enquiries into any designations.

**Easements, Wayleaves and Rights of Way:** The land is sold subject to all the benefits of all wayleaves, easements, right of way and third-party rights, whether mentioned or not.

**Viewing:** By appointment only.

**Tenure:** Freehold with vacant possession on completion.

**Boundaries:** Any Purchaser shall be deemed to have full knowledge of all boundaries and neither the Vendor nor Vendors Agents are responsible for defining the boundaries or ownership thereof.