

We endeavour 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

Fletcher & Poole
DIAMOND COLLECTION



2a Erskine Road
Colwyn Bay
LL29 8EU

DETACHED HOUSE CONVERTED INTO FIVE SEPARATE APARTMENTS WITH OFF ROAD PARKING SITUATED IN A CONVENIENT AREA CLOSE TO THE LOCAL SHOPS & AMENITIES

Description

This detached house has been converted into five separate apartments. Three of which are completely finished, one is partly finished and one needing a complete renovation.

Situated in a residential area of Colwyn Bay, walking distance to the local shops, schools, promenade & beach. A short drive from both Rhos on Sea & Llandudno.

The property benefits from off-road parking, gas central heating and double glazed windows.

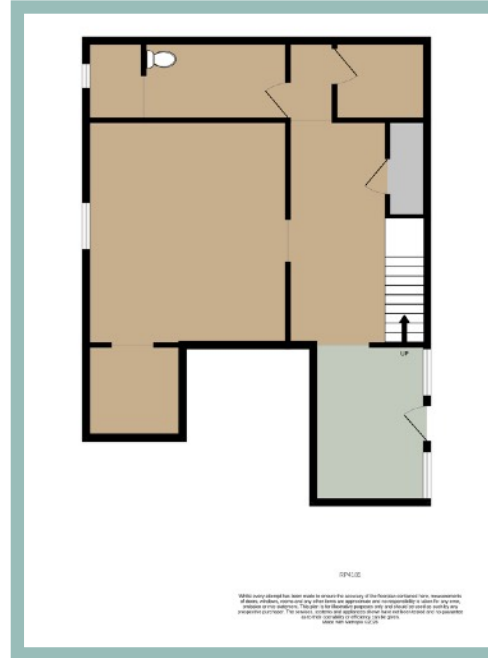
✓ DETACHED HOUSE

✓ CONVERTED INTO 5 SEPARATE APARTMENTS

✓ OFF-ROAD PARKING

✓ WALKING DISTANCE TO THE LOCAL SHOPS, SCHOOLS, PROMENADE & BEACH

✓ NO CHAIN



FLAT TWO

5 Apartments

2a Erskine Road
Colwyn Bay
LL29 8EU

£369,950

REDUCED FROM £379,950

Reference Number: RP4185
26/01/26

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

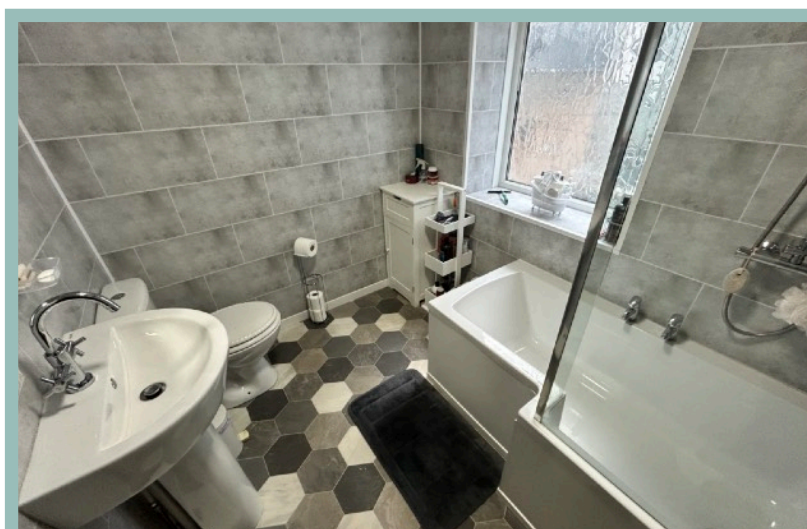
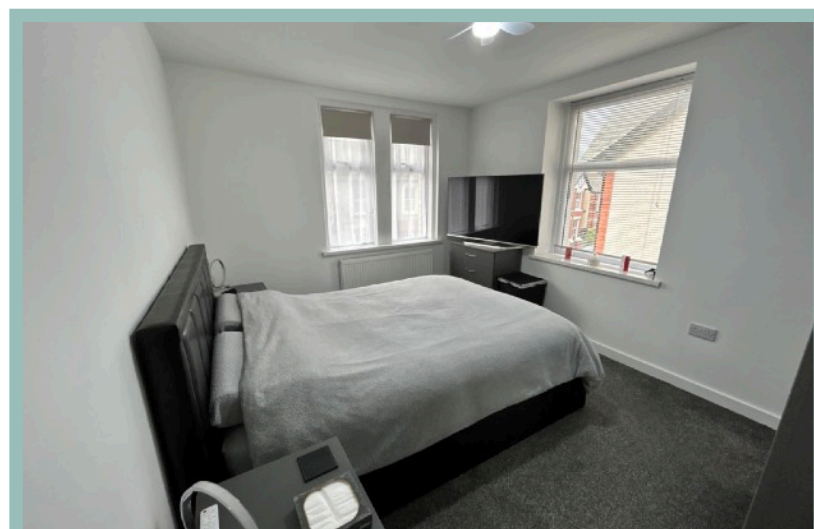
Viewing

By appointment. Contact:

tel: 01492 549178

email: rhosonseas@fletcherpoole.com

web: www.fletcherpoole.com



5 Apartments

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Flat One

2 bedroom-partly finished-ground floor
Own private entrance, lounge/diner, new fitted kitchen, 2 double bedrooms-one with fitted wardrobes and a new modern shower room.

Lounge/Diner

6.10m x 3.21m (20'0" x 10'7")

Kitchen

2.70m x 2.48m (8'11" x 8'2")

Bedroom One

3.64m x 2.86m (11'11" x 9'5")

Bedroom Two

2.89m x 2.55m (9'6" x 8'5")

Shower Room

2.30m x 2.08m (7'7" x 6'10")

Flat Two

Needs complete renovation-ground floor
Accessed via a conservatory at the side of the property
SEE FLOORPLAN FOR DIMENSIONS

Flat Three

2 bedroom-first floor Accessed via a conservatory at the side of the property and up stairs to the first floor.
Lounge/kitchen/diner, 2 double bedrooms, new modern bathroom

Lounge/Kitchen/Diner

4.69m x 4.20m (15'5" x 13'10")

Bedroom One

4.33m x 2.82m (14'3" x 9'3")

Bedroom Two

3.63m x 2.01m (11'11" x 6'7")

Bathroom

2.49m x 2.06m (8'2" x 6'9")

Flat Four

2 bedroom-first floor
Accessed via a metal fire escape at the side of the property to the first floor
Shared entrance hall, lounge, kitchen, 2 double bedrooms and a spacious bathroom

Lounge

3.77m x 3.06m (12'5" x 10'1")

Kitchen

3.51m x 2.50m (11'6" x 8'3")

Bedroom One

3.89m x 3.03m (12'9" x 9'11")

Bedroom Two

3.56m x 2.56m (11'8" x 8'5")

Bathroom

2.44m x 1.91m (8'0" x 6'3")

Flat Five

2 bedroom-second floor
Accessed via a metal fire escape at the side of the property to the first floor.
Shared entrance hall then further stairs to the 2nd floor, L-shaped hallway, large lounge/kitchen/diner with far reaching sea views from the kitchen window, 2 bedrooms and bathroom.

Lounge/Kitchen/Diner

6.44m x 6.41m (21'2" x 21'0")

Bedroom One

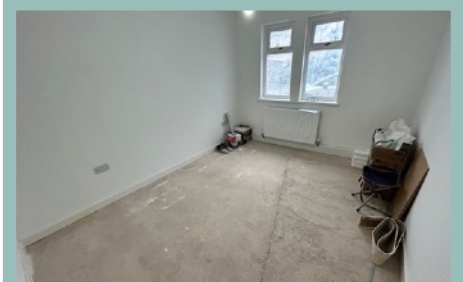
4.01m x 2.85m (13'2" x 9'4")

Bedroom Two

2.85m x 2.53m (9'4" x 8'4")

Bathroom

2.51m x 2.05m (8'3" x 6'9")



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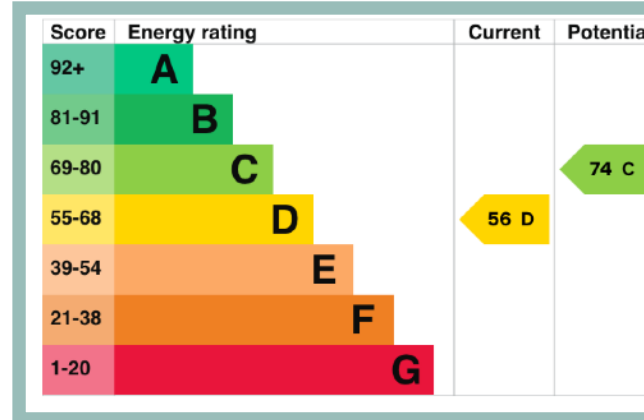
Location

Colwyn Bay is ideally situated on the North Wales coast. Close to A55 Expressway, railway station, Eirias Park and local amenities. Within commuting distance to Holyhead port (44 mins) Chester (39 mins) Liverpool 50 (Mins) and Manchester (76 mins)

Directions

From the Rhos On Sea office turn towards the Promenade, turn right onto the Promenade, follow this road turn right onto Marine Road by The Toad public house, continue across at the crossroads, turn left onto Conway Road at the mini roundabout, continue through Colwyn Bay, where Erskine Rad can be found on the left hand side. Before you come to the garage.

Energy Performance Rating Band D



Council Tax Band A For each Flat

