

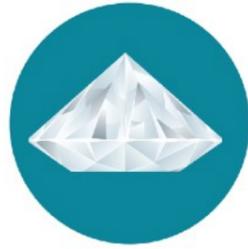
We endeavour to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have 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



Apt.16, St Lukes
College Avenue
Rhos on Sea
LL28 4FA

STYLISH & SPACIOUS THREE BEDROOM PENTHOUSE APARTMENT WITH BALCONY & ONLY STEPS AWAY FROM THE PROMENADE & BEACH

Description

Apartment 16 St Lukes is a beautiful, stylish & spacious three bedroom penthouse apartment.

Part of the "St Lukes" development with a lift & stairs to all floors and two off road allocated parking spaces set within landscaped gardens. Steps away from the promenade & beach.

Walking distance to the local shops, cafes & other amenities in the popular & highly desirable residential area of Rhos on Sea. A short drive from both Llandudno & Colwyn Bay.

With spectacular far reaching sea & mountain views from the balcony and a modern contemporary open-plan kitchen/living/dining space flooded with natural light from three velux windows.

The apartment comprises of:-

Entrance hall leading into the spacious open-plan lounge/kitchen/diner with contemporary fitted kitchen with granite worktops and integrated:-dishwasher, double oven & extractor fan, 4 burner gas hob, microwave, fridge/freezer, washer/dryer and wine cooler.

Breakfast bar and built-in storage cupboard which houses the boiler. UPVC double-glazed sliding "tilt & tip" doors give access onto the balcony with glass balustrade to enjoy those spectacular sunsets & sunrises over the mountains and sea.

Master bedroom with ensuite shower room and dressing room, Bedroom 2 also has the luxury of an ensuite shower room and dressing area, Bedroom 3 and bathroom. The loft is partially boarded with access via a loft ladder.

The whole apartment is beautifully appointed throughout with gas central heating and UPVC double-glazed windows.

- ✓ STYLISH & SPACIOUS THREE BEDROOM PENTHOUSE APARTMENT
- ✓ CONTEMPORARY OPEN-PLAN KITCHEN/LIVING/DINING SPACE
- ✓ BALCONY WITH STUNNING FAR REACHING MOUNTAIN & SEA VIEWS
- ✓ LIFT & STAIRS TO ALL FLOORS
- ✓ TWO ALLOCATED OFF-ROAD PARKING SPACES



3 Bedroom Penthouse Apartment

Apt.16, St Lukes
College Avenue
Rhos on Sea
LL28 4FA

£495,000

Reference Number: RP4163
8/12/25

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: rhosonsea@fletcherpoole.com

m

web: www.fletcherpoole.com





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Lounge/Kitchen/Diner

11.81m x 7.28m (38'9" x 23'11")

Bedroom One

4.82m x 4.68m (15'10" x 15'4")

Ensuite

2.65m x 1.82m (8'9" x 6'0")

Dressing Room

2.20m x 1.85m (7'3" x 6'1")

Bedroom Two

3.43m x 3.27m (11'3" x 10'9")

Ensuite

2.16m x 1.99m (7'1" x 6'7")

Dressing Area

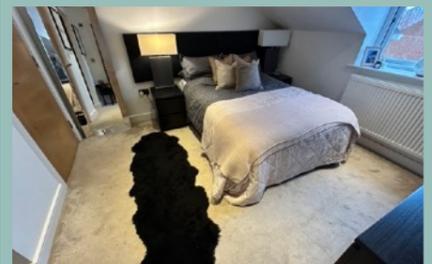
1.54m x 1.15m (5'1" x 3'9")

Bedroom Three

4.85m x 2.70m (15'11" x 8'11")

Bathroom

2.08m x 2.07m (6'10" x 6'9")



Location

The property is located in the popular coastal resort of Rhos On Sea with a wealth of local shops and other facilities, the larger resorts of Colwyn Bay and Llandudno are approximately 1 and 3 miles respectively and it is conveniently located for easy access to the A55 dual carriageway for Chester and the motorways beyond, also the main rail line Holyhead to Euston.

Directions

From the Rhos on Sea office turn towards the promenade and then left onto the promenade. Proceed in the direction of Llandudno and Penrhyn Bay taking the fourth left turn onto College Avenue.

Council Tax Band: F

Energy Performance Rating Band TBC

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Penthouse
Apartment

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