PETER LARGE
ESTATE AGENTS

18 Lon y Parc, St Asaph, Denbighshire LL17 0PJ

£265,000

3 2 2









NO FORWARD CHAIN - This detached family home is situated in a cul-de-sac location within walking distance of a convenience store and school. The property offers a fitted kitchen with useful utility area, lounge with open archway to a dining room, cloakroom, hobbies room (which was previously the Garage) with some remaining Storage Area. Having three bedrooms and a family bathroom with the additional benefit of an ensuite to the main bedroom. A driveway provides off road parking with a sizeable lawned rear garden.

DIRECTIONS From Prestatyn proceed to St Asaph along The Roe turning right onto Heol Esgob, right onto Y Parc and left onto Lon Y Parc where the property will be seen on the left hand side.

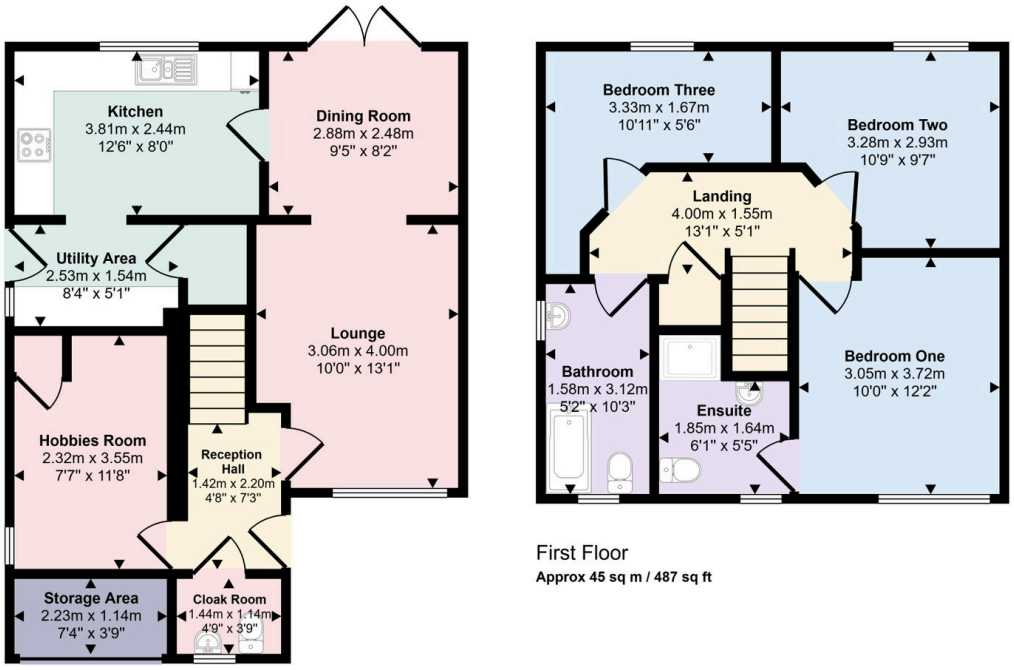
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Key Features

- DETACHED FAMILY HOME
- CUL-DE-SAC LOCATION
- DRIVEWAY
- KITCHEN WITH UTILITY
- FREEHOLD
- WALKING DISTANCE OF AMENITIES
- GOOD SIZE ENCLOSED REAR GARDEN
- LOUNGE THROUGH DINING ROOM
- 3 BEDROOMS - ENSUITE TO MASTER
- COUNCIL TAX - D EPC - D

Approx Gross Internal Area
99 sq m / 1069 sq ft



Ground Floor
Approx 54 sq m / 583 sq ft

First Floor
Approx 45 sq m / 487 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

CONSUMER PROTECTION REGULATIONS 2008 AND THE BUSINESS PROTECTION FROM MISLEADING MARKETING REGULATIONS 2008

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