

1 Tudno View Hill Street Menai Bridge, LL59 5AF

£205,000

- 2 Bedroom End Terrace Cottage Centrally Located In Menai Bridge
- No Onward Chain
- EPC Rating D
- All Mains Services, Part Double Glazed
- Beautiful Views of The Menai Strait & Snowdonia Mountain Range
- Low Maintenance Rear Patio
- Council Tax Band C





Location
Located just off Hill Street (Off Tan Y Bryn), Menai Bridge, Tudno View is tucked away quietly yet conveniently placed for walking into the town within minutes.

On Arrival
A navy blue uPVC door welcomes you in to the hallway of this character end of terrace cottage. Stairway to first floor and glazed panelled wooden door leads into the living room. Electric consumer unit, double radiator, pendant light and hooks for coats and hats.

Living Room
12'4" x 12'2"
A cosy living room with log burner set within a recessed inglenook fireplace with slate lintel above. Built in cupboards and drawer. A beautiful original timber sliding sash window perfectly framing the front aspect of the property which offers views of the Menai Strait, Snowdonia mountain range and beyond. Wooden flooring, door through to dining room, double radiator and pendant light.



Dining Room
11'0" x 9'7"
A comfortable dining room with original cast iron fireplace, tile surround and slate mantel piece. A wooden door leads to the under stair storage area with power and lighting. A large window overlooks the rear patio area. Double radiator, pendant light and archway opening leading into the kitchen/larder storage area.



Kitchen
8'1" x 7'3"
Off the dining room an archway leads you into the kitchen which is a bright space and offers ample space for meal preparation. Light wood effect cabinets and drawers with a light laminate worktop. Gas hob, extractor hood, electric oven, space for washing machine, stainless steel sink and draining board with hot & cold taps. Two windows over look the rear aspect of the property, together with a half glazed uPVC door providing access to the outside space. Tiled flooring, double radiator and ceiling light. The kitchen also has a storage/larder area away from the main kitchen which offers a place for fridge freezer and storing kitchen and food supplies.



First Floor Landing
4'6" x 2'10"
High ceilings give a sense of space as you make your way upstairs, the landing provides access to the loft hatch, two bedrooms and bathroom.

Bedroom 1
15'4" x 10'11"
A very comfortable double bedroom with beautiful original details including a cast iron fireplace with intricate ivy detailing with slate hearth, wooden sash windows enjoying views of the Menai Straits, mountains and beyond towards the Great Orme. Double radiator and ceiling light fitting.

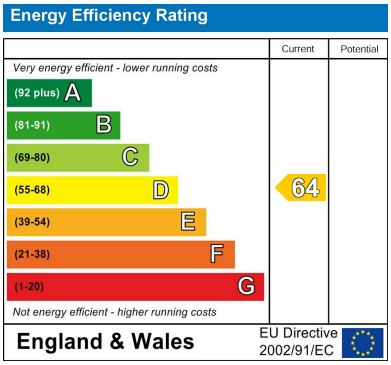
Bedroom 2
7'11" x 10'11"
Overlooking the rear aspect of the property the second bedroom also offers a stunning cast iron fireplace with slate hearth. Double glazed window, double radiator and pendant light fitting.

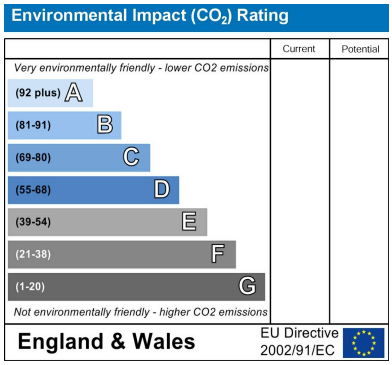
Bathroom
7'1" x 7'9"
With original exposed floorboards, the bathroom is a comfortable size offering a white suite comprising bath, with mains served shower above, glass shower screen, white feature basin stood on stainless steel legs, white wc. Window with privacy glass, extractor fan, pendant light with pull cord.

Rear Garden
An enclosed low maintenance patio area with side access to the front of the property. Please note there is a right of way along the back path to the neighbouring property.

Parking
On street parking on Hill Street.

Services
Mains gas central heating, mains water, mains drainage.







Local Authority **Isle of Anglesey**
Council Tax Band **C**
EPC Rating **D**







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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

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