

Llys Bran, Prestatyn, Denbighshire LL19 7JB

£245,500

 3  2  2



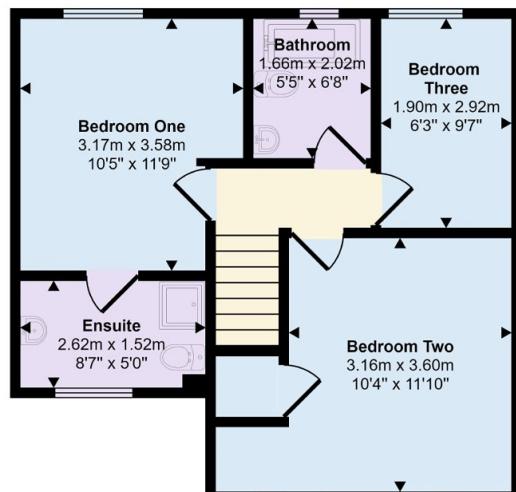
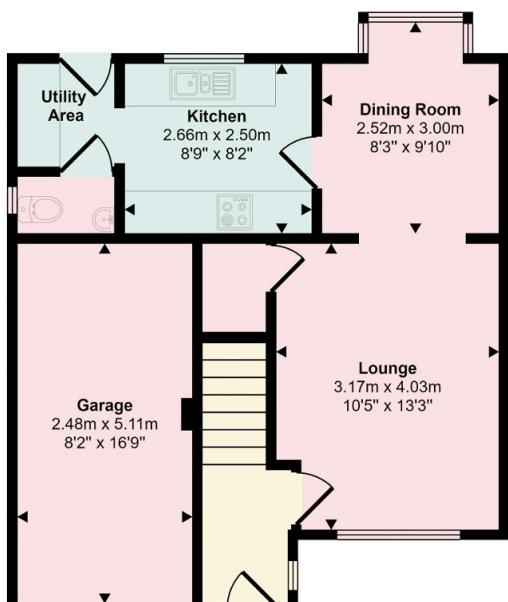
This detached three bedroom house stands in a popular residential area within walking distance of the coast. Having two reception rooms, kitchen with utility & cloakroom off, en-suite to master bedroom, family bathroom, double glazing, gas fired heating, an integral garage with parking and a good size enclosed rear garden. Ideal for the family buyer - No chain

Directions - Off the coast road turn right into tower gardens and at the roundabout take the second exit, take the second right turning into Llys Bran bearing to the left where the property will be found directly ahead.

Key Features

- DETACHED FAMILY HOUSE
- KITCHEN WITH UTILITY AREA
- THREE BEDROOMS
- INTEGRAL GARAGE & DRIVEWAY
- FREEHOLD
- TWO RECEPTION ROOMS
- CLOAKROOM
- ENSUITE TO MASTER BEDROOM
- ENCLOSED GOOD SIZE GARDEN
- EPC - C COUNCIL TAX BAND - D

Approx Gross Internal Area
93 sq m / 1002 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

These particulars, whilst believed to be accurate, are set out to for guidance only and do not constitute any part of an offer or contract. Prospective purchasers or tenants should not rely on these particulars as statement or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in the employment of PETER LARGE Estate Agents has the authority to make or give any representation or warranty in relation to the property. Room sizes are approximate and all comments are of the opinion of PETER LARGE Estate agents having carried out a walk through inspection. These sales particulars are prepared under the consumer regulations 2008 and are governed by the business from misleading marketing regulations 2008.