

## 64 Llys Madoc, Towyn, Abergele, LL22 9NL

£170,000

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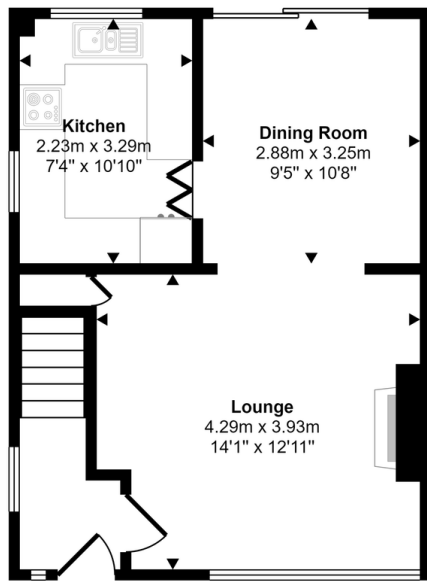


Welcome to this chain free semi detached home situated on a commanding plot in the popular seaside resort of Towyn. Close to the entrance of the renown Towyn park, beach front walks, local shops and regular bus services to the nearby larger towns of Rhyl, Abergele and Llandudno. The property comprises of three bedrooms, a fitted kitchen, bright lounge and dining room and modern shower room. Benefiting from front and south facing rear gardens with an extra side area providing more parking or extra garden space, leading to the detached single garage. Double glazing and gas central heating throughout.

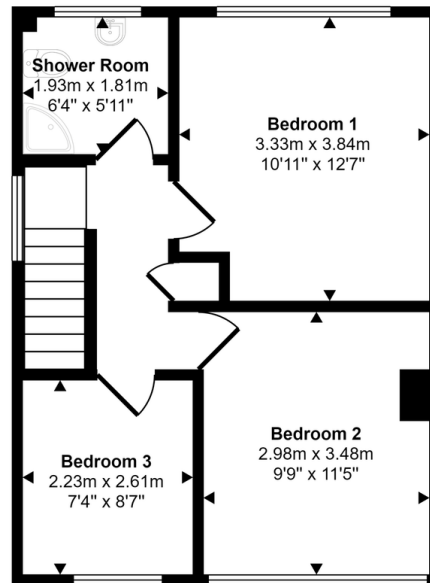
## Key Features

- Chain free
- Three bedrooms
- South facing garden
- Close to local amenities
- Council Tax - C
- Semi detached house
- Two reception rooms
- Single garage
- Tenure - Freehold
- EPC - D

Approx Gross Internal Area  
79 sq m / 850 sq ft



Ground Floor  
Approx 39 sq m / 418 sq ft



First Floor  
Approx 40 sq m / 432 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.