



Abergele Road, Old Colwyn, Conwy
Offers Over: £80,000

**Beresford
Adams**

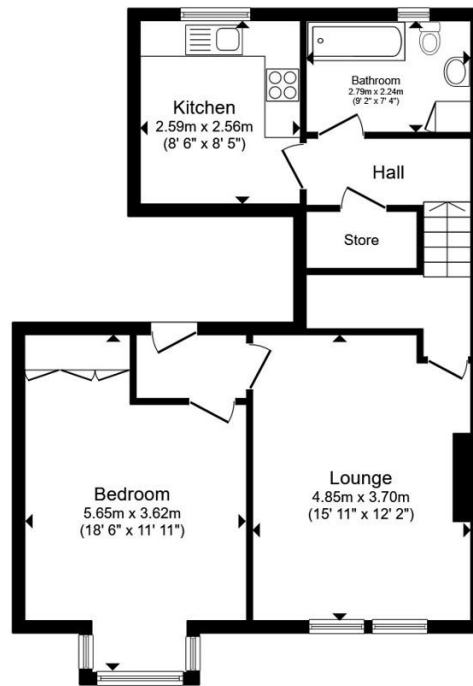


This well-presented one-bedroom first-floor apartment sits in the heart of Old Colwyn, just moments from local shops, schools, parks, and transport links. Tastefully updated by the current owners, the property is ready to move into and offers generous room sizes, high ceilings, and a bright, welcoming feel throughout.

The accommodation comprises: a communal entrance hall with stairs leading to Flat 1A; a private entrance hallway; a spacious double bedroom featuring built in wardrobes and an attractive bay window; and a well-proportioned lounge with a charming feature fireplace. Steps lead to an inner hallway with useful storage, giving access to the bathroom, complete with airing cupboard housing the boiler, and a light kitchen/diner.

With its convenient location and comfortable layout, this apartment represents an ideal first-time purchase or investment opportunity.

Old Colwyn offers a range of local amenities including shops, schools, and leisure facilities, with the promenade just a short walk away. The larger resort town of Colwyn Bay, with its wider selection of high-street shops and services, lies less than a mile from the property. Excellent transport links are close by, with the A55 dual carriageway under half a mile away, providing easy access to Chester and the wider motorway network, perfect for commuters.



Floor Plan

Total floor area 61.7 m² (664 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Council Tax Band: **A**

Tenure: **Leasehold**

Service Charge: **£0**

Years Left on Lease: **955**

Ground Rent: **£0**

Viewing by appointment

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Interested parties should satisfy themselves, by inspection or otherwise as to the accuracy of the description given and any floor plans shown in these property details. All measurements, distances and areas listed are approximate. Fixtures, fittings and other items are NOT included unless specified in these details. Please note that any services, heating systems, or appliances have not been tested and no warranty can be given or implied as to their working order.

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