DAFYDD HARDY
PRYNU · GWERTHU · GOSOD BUY · SELL · LET



3 Tyddyn To, Menai Bridge, Isle of Anglesey, LL59 5BG

Asking Price: £180,000

EPC Rating: G

3 Tyddyn To, Menai Bridge, Isle of Anglesey, LL59 5BG

Summary

With the busy village of Menai Bridge and both a primary school and secondary school just a short walk away this Mid Terrace Family Home is one to put at the very top of your viewing list. Located within a popular residential neighbourhood, this spacious 3 Bedroom home has lots of room for a growing family, both inside and out. The accommodation briefly consists of a welcoming Entrance Hall with a wide wooden staircase to the first floor. To the side are 2 Reception Rooms with the larger sitting room featuring a brick faced fireplace and a view of the rear garden. Further along is a good size Kitchen/Diner with a range of cream and brown coloured base and wall units and is equipped with an electric oven and hob. Upstairs off a light and spacious Landing are 3 Bedrooms, made up of 2 Double Bedrooms and a smaller Single Bedroom. All are served by a part laminated Bathroom that is fitted with a white bath suite with an over bath shower unit. The property also has uPVC Double Glazing. Outside to the front is an enclosed lawn garden with a paved patio. To the rear is larger lawn garden with evergreen hedging and a covered patio area, where you can admire the mountains of Eryri in the distance.

Directions

After Crossing the Menai Bridge take the first exit passing the Waitrose supermarket. At the next roundabout take the second exit up the hill. Then take the second turning on your right into Tyddyn To. Follow the road around and turn left at the crossroads, where number 3 will be part of the small terrace on your left.
What3words reference…velocity.chestnuts.belonging

Services

We are informed by the seller this property benefits from Mains Water, Electricity and Drainage.
Ofcom checker suggests broadband/fibre is available, and outdoor mobile coverage is likely.



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2026

Heating

The agent has tested no services, appliances or central heating system (if any).

Tenure

We have been informed the tenure is freehold with vacant possession upon completion of sale. Vendor's solicitors should confirm title.

Council Tax Band

The property is council tax band D.

Energy Performance Rating

The property has the following EPC rating: G. See EPC report for full information.













Entrance Hall	
Sitting Room	*3.27m x 3.06m (10'9" x 10') max dimensions*
Lounge	*4.58m x 3.85m (15' x 12'8") max dimensions*
Kitchen	*4.70m x 2.70m (15'5" x 8'10")*
Utility Room	*1.77m x 2.12m (5'10" x 6'11")*
Wc	*0.78m x 1.55m (2'7" x 5'1")*
First Floor Landing	
Bedroom 1	*2.99m x 4.82m (9'10" x 15'10") max dimensions*
Bedroom 2	*3.62m x 2.70m (11'11" x 8'10")*
Bedroom 3	*2.67m x 2.70m (8'9" x 8'10")*
Bathroom	*2.44m x 2.12m (8' x 6'11") max dimensions*

- Spacious Mid Terrace Family Home
- Popular Residential Location
- 2 Reception Rooms
- Fully Fitted Kitchen/Diner
- 3 Bedrooms
- Family Bathroom
- Utility Room
- uPVC Double Glazing
- Gardens To The Front & Rear
- Viewing Highly Recommended






Disclaimer
Dafydd Hardy Estate Agents Limited, for themselves and the vendor, give notice that: (1) These particulars do not constitute any part of an offer or contract. (2) All statements are made without responsibility on the part of the agent or vendor. (3) No statement is to be relied upon as a representation of fact. (4) Any intending purchaser must satisfy themselves by inspection or otherwise as to the correctness of each statement. (5) Neither the vendor nor the agent, nor any person in their employment, has authority to make or give any representation or warranty in relation to this property. (6) While floorplan accuracy is intended, measurements are approximate and no responsibility is taken for any error or omission. Plans are for illustrative purposes only. (7) Services and appliances have not been tested and no guarantee as to their operability is given. (8) All media, including photography and video, remain the property of the agent and must not be redistributed without prior written permission. Floorplans made with Metropix ©2026