

EPC: F

Stryd Y Plas, Nefyn, Pwllheli

Asking Price: £89,999

Beresford Adams










GWR
TRAVEL BY
GREAT WESTERN RAILWAY
AND HOLIDAY AT
CRICCIETH
ON THE SUNNY WELSH RIVIERA
GWR



Ty Ni is a charming and characterful cottage situated in a convenient central position within this popular seaside village of Nefyn. Ideally located, the property is within easy walking distance of the villages amenities, local shops, and beautiful sandy beach.

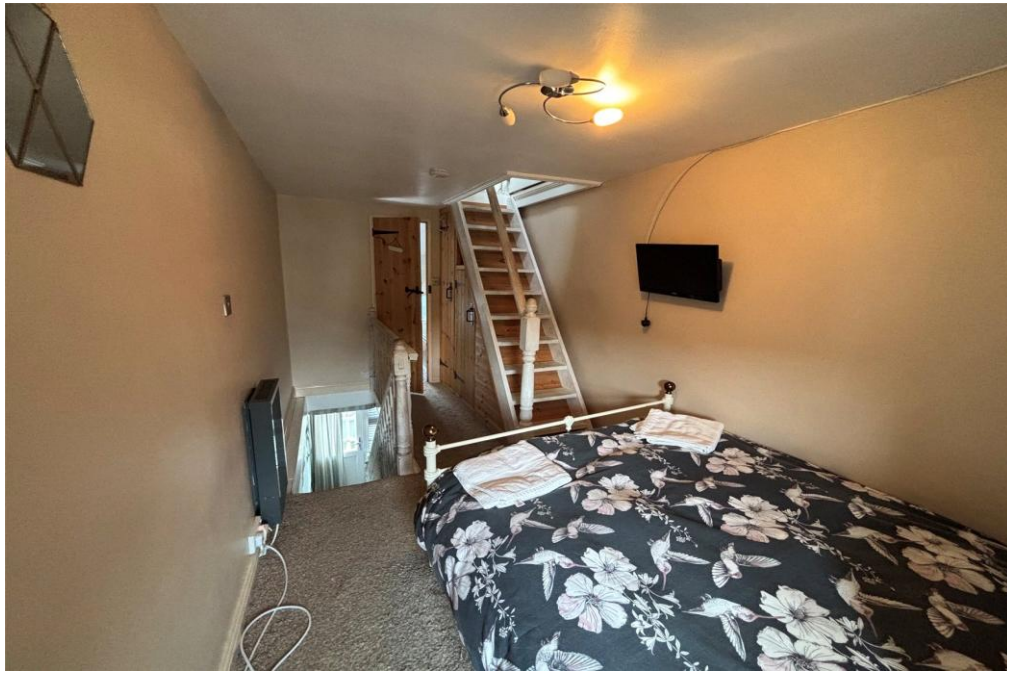
The renowned golf course at Morfa Nefyn is approximately 2 miles away, while Pwllheli, the principal market town for the area, is around 7 miles and offers an excellent range of amenities, including leisure facilities, a golf course, and an award-winning marina.

The accommodation is arranged over three floors and provides cosy yet versatile living space throughout. The ground floor comprises a comfortable living room and kitchen. To the first floor is a well-proportioned bedroom and family bathroom, while the second floor benefits from an attic room, ideal as a guest room or additional sleeping accommodation.

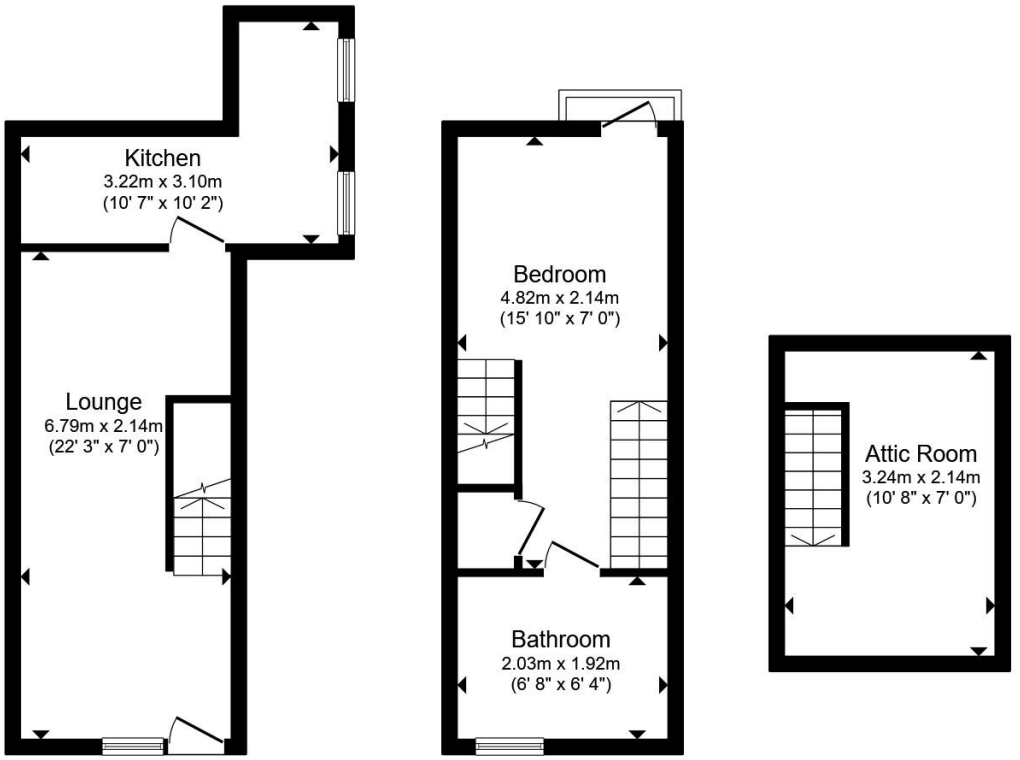
Externally, the property enjoys a small enclosed front yard, providing an attractive outdoor seating area.

Viewing is recommended to appreciate the charm, character, and convenient location this delightful cottage has to offer.

Please note that an AML fee is chargeable once an offer is accepted to cover the







Total floor area 66.2 m² (713 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: **Freehold**

Service Charge: **£0**

Years Left on Lease: **0**

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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