2 Glasfor Terrace, Barmouth
LL42 1PF

OIRO £225,000

Freehold

EST. 1905

Walter Lloyd Jones

LAND & ESTATE AGENTS







Details













Details

Five Storey Town House
Close Proximity to Beach and Local Amenities
Sitting Room and Newly Fitted Kitchen
9 Bedrooms and 2 Separate WC's
Bathroom and Shower Room
Enclosed garden to rear
1 Allocated Parking Space
Current EPC Rating D

** CHAIN FREE ** Priced for quick sale

2 Glasfor Terrace is an impressive Victorian townhouse of traditional stone construction beneath a slated roof, ideally situated within easy reach of the town centre, local amenities, and the beach.

The property has been sympathetically refurbished by the current owner, including a stylish modern fitted kitchen, contemporary bathroom, shower room, separate WCs, and refreshed décor throughout. Arranged over five floors, the house offers generously proportioned rooms with high ceilings and large windows that flood the interior with natural light. Many original period features have been retained, such as open fireplaces, decorative coving, and exposed floorboards, all complemented by modern comforts including full UPVC double glazing and gas central heating.

Externally, the property benefits from an allocated parking space to the front and an enclosed, low-maintenance rear garden.

Accommodation comprises:

Lower Ground Floor: Entrance Hallway, Games Room, Bedroom 1, Store Room

Ground Floor: Vestibule, WC, Entrance Hallway, Kitchen, Sitting Room

First Floor: Bedrooms 2 & 3, Bathroom

Second Floor: Bedrooms 4, 5 & 6, WC

Third Floor: Bedrooms 7, 8 & 9, Shower Room

2 Glasfor Terrace offers versatile accommodation with potential for a variety of uses. The property is ready to move into and provides a blank canvas for personalisation to suit individual tastes and needs.

Viewing is highly recommended.

Barmouth is a charming seaside town on the west coast of Snowdonia in Gwynedd, North Wales. Famed for its long sandy beaches, Victorian architecture, and stunning mountain backdrop, it’s a favourite for both holidaymakers and those seeking a peaceful coastal lifestyle. The town offers a variety of independent shops, cafés, and restaurants, along with easy access to scenic walking and cycling routes, including the beautiful Mawddach Estuary Trail and Snowdonia National Park.

Council Tax Band: D: £2,332.31
Tenure: Freehold
Parking options: Off Street
Garden details: Enclosed Garden, Private Garden
Electricity supply: Mains
Heating: Gas Mains
Water supply: Mains
Sewerage: Mains
Status: Main Residence

Ground Floor	
Vestibule *w: 2.08m x l: 1.23m*	Door to front, staircase down to Lower Ground Floor, carpet.
W.C. *w: 0.98m x l: 0.94m*	Mainly tiled walls, low level W.C., cushioned flooring.
Entrance Hallway *w: 2.08m x l: 7.49m*	Door to rear, coved ceiling, decorative cornicing, radiator, carpet. Staircase leading to first floor.
Kitchen/Breakfast Room *w: 4.13m x l: 4.03m*	Window to front, 3 wall units, 7 base units under a granite effect worktop, integral oven, 4 ring gas hob with stainless steel splashback and extractor hood above, tiled splashback, stainless steel sink and drainer, space for an automatic washing machine, space for fridge/freezer, radiator, cushioned flooring.
Sitting Room *w: 4.47m x l: 5.76m*	Large bay window to rear, coved ceiling, picture rail, original panelling, large feature open cast iron fireplace with tiled inset, slate surround and mantel and tiled hearth, shelving, 2 radiators, carpet.
Lower Ground Floor	
Hallway *w: 2.02m x l: 5.4m*	Door to front leading to alley way with storage shed, understairs storage with consumer unit for lower ground floor, ground floor and first floor, carpet.
Games Room *w: 4.1m x l: 4.07m*	Window to front (sealed), Worcester Combi-Boiler, radiator, carpet.
Bedroom 1 *w: 4.47m x l: 4.81m*	Window to rear, built in cupboards, fireplace (covered), radiator, carpet.
Store *w: 1.67m x l: 2.94m*	Window to rear, shelving, concrete flooring.
First Floor Landing *w: 2.11m x l: 5.25m*	Window to front, radiator, carpet.
Bedroom 2 *w: 4.17m x l: 3.88m*	Window to front, large feature open cast iron fireplace with tiled inset, slate surround and hearth, built in cupboards, radiator, carpet.

Bedroom 3 *w: 4.46m x l: 5.64m*	Large bay window to rear, original panelling, large feature open cast iron fireplace with tiled inset, slate surround and hearth, shelving, 2 radiators, exposed floorboards.
Bathroom *w: 1.71m x l: 3.21m*	Window to rear, mainly tiled walls, panelled bath with electric shower above and shower screen, pedestal wash hand basin, vanity W.C., heated towel rail/radiator, cushion flooring.
Second Floor Landing *w: 3.18m x l: 5.2m*	Window to front, carpet.
Bedroom 4 *w: 2.98m x l: 3.85m*	Window to front, cast iron ornamental fireplace, radiator, carpet.
Bedroom 5 *w: 3.73m x l: 4.6m*	Window to rear, cast iron ornamental fireplace with slate hearth, 2 radiators, exposed floorboards.
Bedroom 6 *w: 2.45m x l: 3.23m*	Window to rear, radiator, carpet.
W.C. *w: 1.01m x l: 2.83m*	Window to front, internal window to side, mainly tiled walls, low level W.C., pedestal wash hand basin, cushioned flooring.
Third Floor Landing *w: 3.71m x l: 5.14m*	"L" shaped, Skylight to front, carpet.
Bedroom 7 *w: 2.31m x l: 4.16m*	Window to front, radiator, carpet.
Bedroom 8 *w: 3.77m x l: 4.61m*	Window to rear, radiator, carpet.
Bedroom 9 *w: 2.45m x l: 3.28m*	Window to rear, radiator, carpet.
Shower Room *w: 1.44m x l: 2.87m*	Skylight to front, fully tiled shower cubicle with mains shower, mainly tile walls, pedestal wash hand basin, heated towel rail/radiator, cupboard, cushioned flooring.

2 Glasfor Terrace, King Edward Street, Barmouth, LL42 1PF

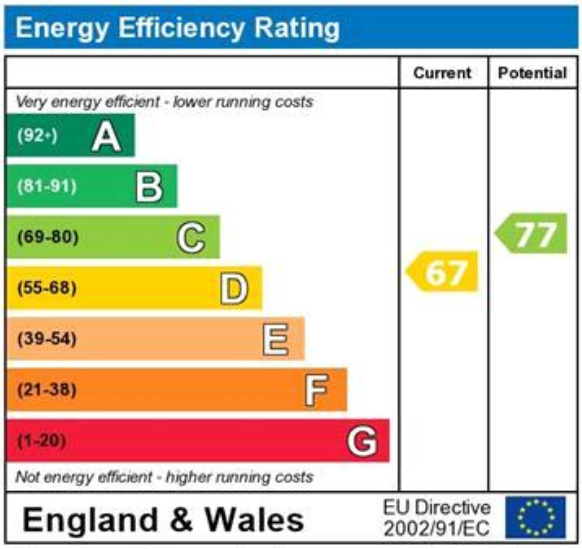
Approximate Gross Internal Area
3080 sq ft - 287 sq m



Not to Scale. Produced by The Plan Portal 2025
For Illustrative Purposes Only.

Location


removal Gwynedd
Heol-Y-Llan
Heol-Y-Sarn
Llanaber Rd
Mynach Rd
Kings Cres
King Edward St
Barmouth Slab
Min-Y-Môr Hotel
Marine Parade
Marine Rd
Barmouth
Barmouth
High St
Jubilee Rd
Traeth Abermaw Beach
The Last Inn
The Lobster Pot
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Map data ©2026 Google



The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Fixtures & Fittings

The Agents have not tested any apparatus, equipment, fixtures, fittings or services, so cannot verify that they are in working order, or fit for their purpose: neither have the Agents checked the legal documents to verify the boundaries or the freehold/leasehold status of the property. The buyer is advised to obtain verification from his or her solicitor or surveyor. All measurements are approximate and should not be relied upon when ordering carpets etc.

Before making an Offer

To comply with Money Laundering Regulations, we require the following to be submitted BEFORE putting forward an offer to the Vendor.

- Proof of identification: i.e. passport or photo driving licence.
- Evidence of Address: utility bill, bank statement, credit card statement (must be within 3 months), council tax demand.
- Evidence of Funds: evidence to show how the funds have been obtained, such as a mortgage offer or bank statements.

If you have queries regarding the above, please do not hesitate to contact us.

COUNCIL TAX BAND:	D: £2,332.31
VIEWING:	Strictly by appointment through the agents
PROPERTY REF:	RS3182

Messrs. Walter Lloyd Jones & Co Ltd. and the Vendors of this property, whose Agents they are, give due notice that the particulars set out here are for the general guidance of intending purchasers and do not constitute any part of offer or contract. The particulars aim to comply with the Property Misdescription Act. The details, therefore omit any descriptions of a subjective nature or any which are not matters of fact and prospective purchasers are advised to view the property to satisfy themselves as to such matters.

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The Property Ombudsman