

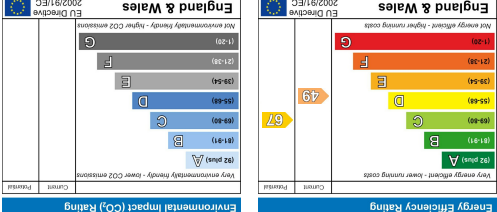
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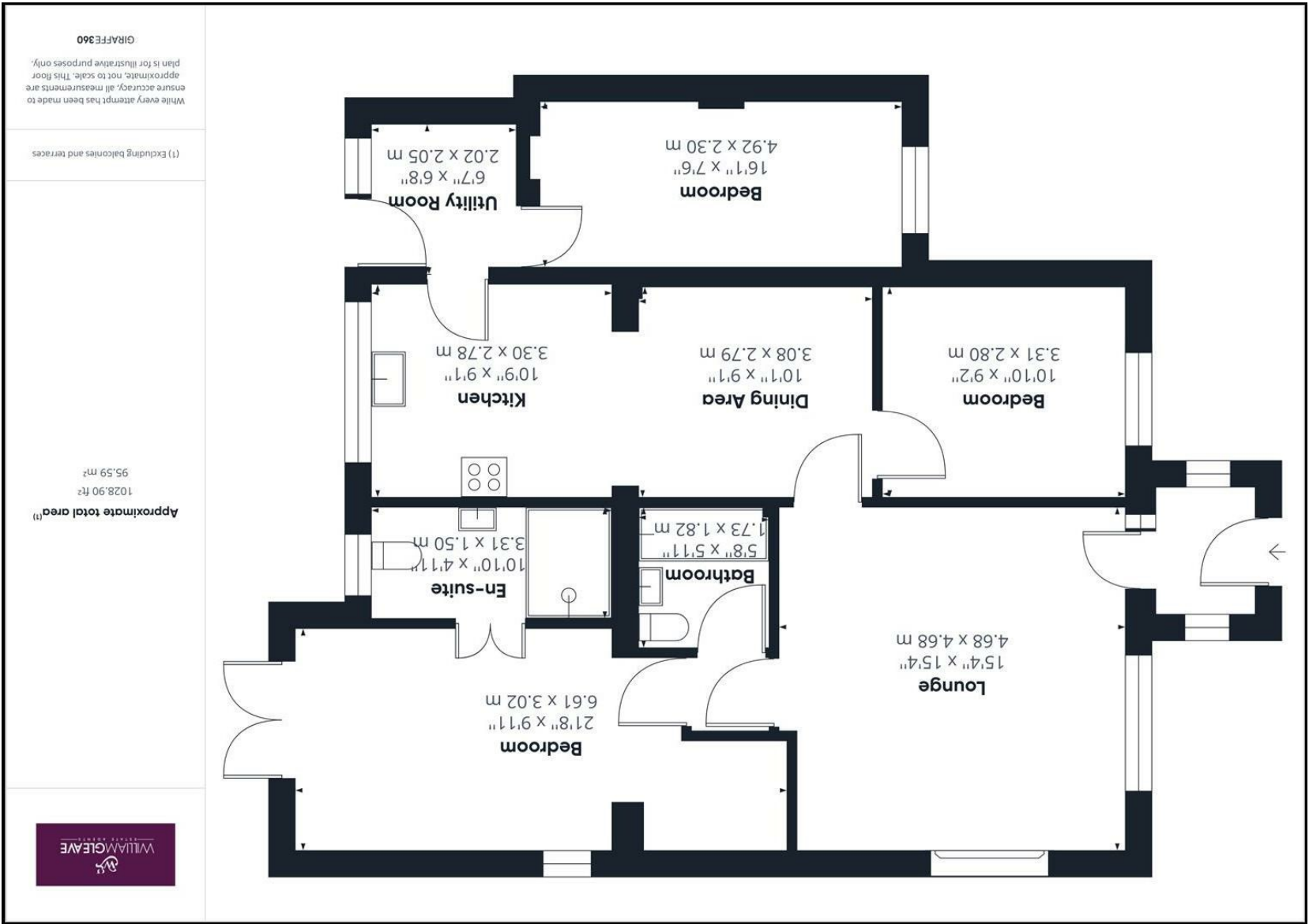
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, TRELOGAN  
£239,950

WILLIAM GLEAVE  
ESTATE AGENTS

DECEPTIVELY SPACIOUS DETACHED BUNGALOW | EXTENDED TO THE REAR. This spacious three bedroom detached bungalow situated in the village of Trelogan has lovely views over farmland & fields. The property is situated with countryside walks nearby, close to the local primary school & transport routes to Holywell and Prestatyn.

Briefly comprising: Entrance Hallway, Lounge, Kitchen/ Diner, Utility Room. Main bedroom with En-suite Shower Room, Two further Bedrooms & Family Bathroom.

To the front of the property there is a large block paved driveway providing 'Off Road' parking for multiple vehicles with gated access to the sides with pathways giving access to the rear of the property. To the rear you will find a patio/ seating area with steps up to a two tier lawn garden, with a variety of shrubs and bushes and a further patio/ seating area. There is also a good size storage shed to the rear with lighting and power. Views to the side and rear over neighbouring farm land.

Trelogan is a village located between the popular market towns of Holywell and Prestatyn. It has a local primary school, bus route and access to countryside walks and rambling paths

**Accommodation Comprises:**

**Entrance Porch:**

Via UPVC entrance door into hallway with laminate flooring, ceiling light, radiator, double glazed windows to side aspects, doorway through to lounge.

**Lounge:**

Panelled radiator, cast iron log burner with hearth, double glazed window to front aspect.

Door into kitchen/ diner. Door into inner hallway which leads to bedroom one as well as the family bathroom.

**Kitchen/ Diner:**

Fitted with a range of wooden wall and base units with contrasting worktops, stainless steel sink unit and drainer with mixer tap over, integrated oven & gas hob with extractor over. Void and plumbing for washing machine & dishwasher. Laminate flooring, ceiling light, wooden flooring, ceiling, panelled radiator, double glazed window to rear aspect, doorway through to utility room.

Door into:

**Utility Room:**

Space for fridge/ freezer, space for tumble dryer, laminate flooring, extractor fan, door and window to rear aspect, doorway into bedroom three.

**Inner Hallway:**

Accessed from the lounge.

Doors into bedroom one and family bathroom.



**Bedroom One:**

Dressing area with space for wardrobes, laminate flooring, panelled radiator, French doors open to the rear garden, doorway through to shower room.

**En-suite Shower Room:**

Comprising W.C., wash hand basin & walk-in shower. Partially tiled walls, ceiling light, double glazed window to rear aspect, loft access and radiator.

**Bedroom Two:**

Laminate flooring, ceiling light, panelled radiator, double glazed window to front aspect.

**Bedroom Three:**

Laminate flooring, ceiling light, panelled radiator, double glazed window to front aspect.

**Bathroom:**

Accessed from the inner hallway.

Three piece suite comprising: W.C, wash hand basin and panelled bath. Partially tiled walls, ceiling light and extractor fan, radiator.

**Outside:**

To the front of the property there is a large block paved driveway providing ample 'Off Road' parking with gated access to the sides with pathways giving access to the rear of the property. To the rear you will find a patio/ seating area with steps up to a two tier lawn garden, with a variety of shrubs and bushes and a further patio/ seating area. There is also a good size storage shed to the rear with lighting and power. Views to the side and rear over neighbouring farm land.

**Council Tax Band D**

**We Can Help!**

We are delighted to offer you FREE mortgage advice in our local offices, conveniently located in Holywell, Deeside, Buckley, Rhyl and Llandudno. Pop into our office for a chat with our adviser, who will gladly assist you on your journey and source you the best product for your needs.

**Free Valuation**

Thinking of selling or letting? We can help! Why not have our sales manager visit your property to discuss how we can assist with your next steps. We are a proud, family run independent estate agent with local expertise, make the most of our FREE service and assume your budget ready for your next move. Get in touch, we can help!

