



- 2 Bedrooms - 1 Reception - 1 Bathroom
- Chain Free First Floor Flat
- Ideal For 1st Time Buyer/Retirement/Couple/Professional
- Close to Local Amenities
- Integrated Appliances
- Gas Central Heating Double Glazing
- Electric-Mains Water- Mains Drainage- Mains Heating - Gas Central Heating
- 360 Virtual Tour Similar Flat & Layout

These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute an offer of contract. Intending purchasers must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves. We recommend purchasers arrange for a qualified person to check all appliances/services before legal commitment.

Property Summary

Centrally Positioned In The Popular Village Of Llanfairpwll & Within Easy Walking Of The Numerous Amenities Including Doctors Surgery, Primary School, Stop & Railway Station Along With The Supermarket Is This Very Well Presented Low Maintenance 2 Bedroom First Floor Flat Benefitting From Gas Central Heating & Upvc Double Glazing. The Accommodation Briefly Comprises L Shaped Hallway ,Open Plan Lounge/Kitchen,2 Bedrooms & Fitted Bathroom. Externally Off Road Private Parking . The Leasehold Has 150 Years Remaining From 2007 . Ground Rent £150 pa Service Charge £539 pa.

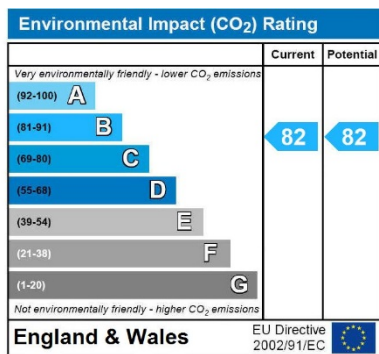
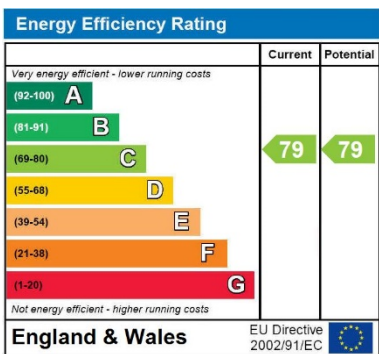
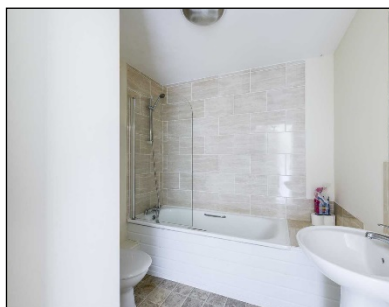
Note Pictures, Floorplan and 360 Tour Are Of A Similar Flat ..Viewing Required.....Photos and 360 Tour Are Of Flat 9

DIRECTIONS:

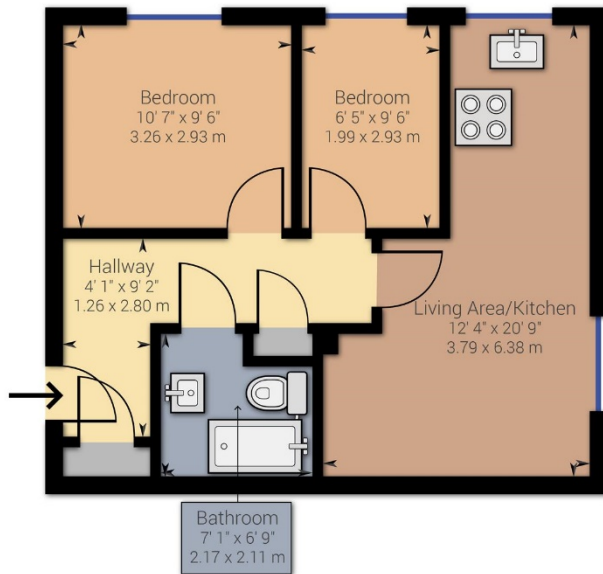
Proceeding through Llanfairpwll from the direction of the Britannia bridge ,in the centre of the village take a right hand turn just before the right hand turn on to Penmynydd road under the archway entrance to Llys Marcwis . Sat Nav LL61 5TX

<https://goo.gl/maps/7xU43sStJ7fVRtxt5>

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Approximate net internal area: 501.02 ft² / 46.55 m²
While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purpose only and should be used as such by any prospective tenant or purchaser.

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