

The Moorings Ravenspoint Trearddur Bay LL65 2AQ
 Freehold Detached
 £725,000

- Spacious Split Level Detached House With Balcony Terrace
- 3 Bedrooms/1 Bathroom/1 Reception
- Stone Throw From The Renowned Porth Diana Beach & Located Just Off The Very Sought After Ravenspoint Road
- Ample Off-Road Parking/Boat Storage Together With Delightful Seating/Entertaining Area.
- Close To Most Local Amenities Such As The Highly Rated Restaurants/Bars, Convenience Stores, Golf Club And Beautiful Coastal Walks
- Boasting Fabulous Views Of The Sea And Coastline
- New Gas Central Heating System, New Windows, New Entrance Door
- Services Mains Electric, Mains Water, Mains Drains, Central Heating Gas Fired & Underfloor Heating In Bathroom

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Property Summary

Only A Stone Throw From The Renowned Porth Diana Beach & Located Just Off The Very Sought After Ravenspoint Road In Trearddur Bay Is This Spacious Split Level Detached House With Balcony Terrace Along With Ample Off-Road Parking/Boat Storage Together With Delightful Seating/Entertaining Area. The Property Has Benefited From Some Recent Upgrades Including New Gas Central Heating System, New Windows, New Entrance Door, Re Modelled Balcony Terrace & Seating Area Under & Offers Stunning Views Of The Sea & Coastline Along With Open Fields. The Property Is Close To Most Local Amenities Such As The Highly Rated Restaurants/Bars, Convenience Stores, Golf Club And Beautiful Coastal Walks. The Nearest Beach (Porth Diana) Is Just Yards Away With The Main Beach Being Approx. 0.4 Miles From The Property. The Dwelling Makes An Ideal Main Family Residence, Holiday/Investment Property

The accommodation which benefits from gas central heating(Hive Controlled) and double glazing briefly comprises composite door into entrance hallway with boiler cupboard housing recently installed gas central heating boiler, stairs to first floor, door off into a useful Wc with low flush wc and contemporary styled vanity sink with pebbled splashback and frosted window to front, doors leading off into main bedroom with two built in wardrobes with sliding doors and dressing table surface, window to front aspect, bedroom 2 with built in wardrobe with sliding door, window to side aspect, bedroom 3 with built in wardrobe with sliding door, window to side aspect and completing the ground floor accommodation is the main bathroom suite comprising bath with shower over and glass screen, low flush wc, vanity sink base unit, under floor heating, tiled floors and walls, frosted window to front aspect.

The first floor briefly comprises a most spacious open plan lounge/kitchen/diner area with the lounge offering windows to both side and rear aspects boasting fabulous views of the sea and coastline along with open fields respectively with sliding doors leading out onto a newly decked balcony terrace with ample space to entertain on and take in the lovely outlook, kitchen area with divider including base storage cupboards with space for free standing fridge/freezer and washer, low maintenance floor covering ,windows to both front and rear aspects, opening into the dining area with window to side aspect also boasting stunning views of the sea and coastline.

Externally

Low maintenance gardens and drive with ample off-road parking for several vehicles along with plenty of space for boat parking to the other side whilst to the rear situated under the balcony terrace, is a delightful seating area with plenty of room for further storage and also a useful timber boat shed.

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Location

Trearddur Bay is situated on the western shore of Holy Island. It's truly beautiful - a great sweep of low grassy coastline indented with rocky coves and fine sandy beaches (European Blue Flag). Water sports, bathing, sailing and windsurfing are the main activities in the summer months and golfers will enjoy the excellent Holyhead 18-hole links golf course. It's a great place for nature lovers with renowned birdwatching at the South Stack Lighthouse RSPB Reserve and lots of rock pools and cliff top walks to explore. There are shops, pubs and restaurants in Trearddur Bay itself and nearby Holyhead offers a wider range of amenities, including a very good leisure centre, an interesting harbour front, a marina, the world's second longest breakwater and exciting day trips to Dublin on the ferry. The Maritime Museum in Holyhead has an excellent cafe, and the beautiful Holyhead Breakwater Country Park has walks for you to enjoy. Further afield there is the stunning Newborough with its excellent woodland and beach and Beaumaris with its town and castle. A great location with plenty to see and do!

EPC

<https://find-energy-certificate.service.gov.uk/energy-certificate/3700-6097-0322-7197-2173>

Council Tax Band E

Exact Location

what3words ///engraving.stencil.variously

<https://what3words.com/ways-to-use>

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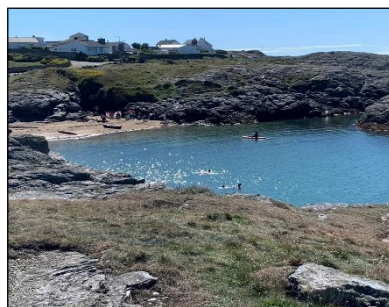
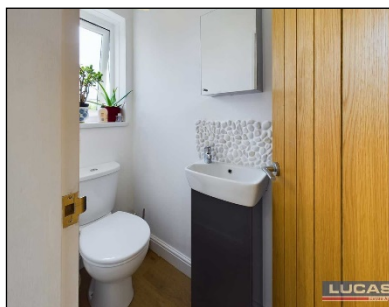
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Approximate total area⁽¹⁾
606.90 ft²
56.38 m²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

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Approximate total area⁽¹⁾
1213.45 ft²
112.73 m²

(1) Excluding balconies and terraces

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