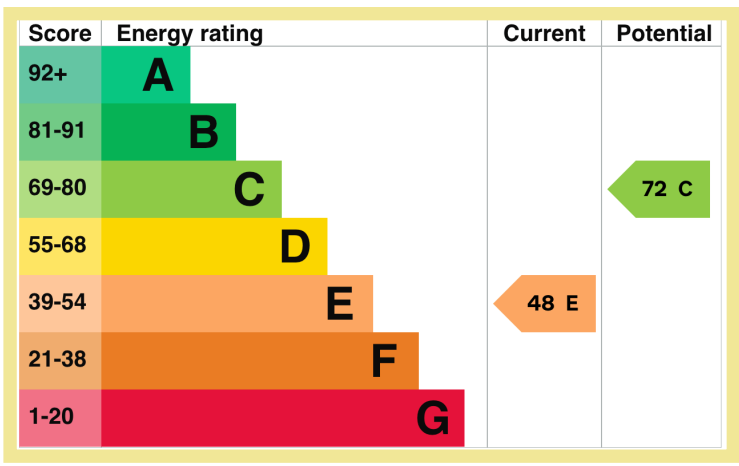


158 Llysfaen Road
Old Colwyn
Conwy
LL29 9HP



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Fletcher & Poole

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WELL MAINTAINED THREE BEDROOM SEMI DETACHED HOUSE LOCATED CLOSE TO AMENITIES OF OLD COLWYN

Description

This traditional three-bedroom semi-detached house is situated close to the local shops, schools, and amenities of Old Colwyn. The property benefits from UPVC double glazing and gas central heating with newly installed boiler.
The property offers well planned accommodation including two reception rooms and holds a wealth of original features. There is off road parking to the front and a good size enclosed, south facing rear garden with a paved sitting area, lawn area and two outbuildings.
Viewing is highly recommended to appreciate the size and layout of the rooms and what it has to offer.
The accommodation on the ground floor comprises of porch, hallway with under stairs storage, lounge with feature fireplace, dining room with French doors providing access to the rear garden, kitchen with double oven, electric hob and space for fridge, freezer and washing machine.
To the first floor there are two double bedrooms, one smaller bedroom and a family bathroom.

- ✓ WELL MAINTAINED THREE BEDROOM SEMI DETACHED HOUSE
- ✓ SEA VIEWS FROM THE FRONT BEDROOM
- ✓ SITUATED CLOSE TO SHOPS, SCHOOLS & LOCAL AMENITIES
- ✓ GOOD SIZE, ENCLOSED SOUTH FACING REAR GARDEN
- ✓ OFF ROAD PARKING
- ✓ NO CHAIN
- ✓ FREEHOLD

Lounge

13' 8" x 11' (4.16m x 3.37m)



Dining Room

12' 2" x 11' (3.70m x 3.37m)



Kitchen

17' 8" x 7' (5.39m x 2.14m)



Bedroom One

12' 1" x 11' 1" (3.69m x 3.38m)



Bedroom Two

10' 3" x 11' 9" (3.13m x 3.59m)



Bedroom Three

8' 5" x 6' 4" (2.56m x 1.93m)

Bathroom

7' 1" x 5' 4" (2.17m x 1.63m)



Outbuilding

4' 6" x 7' 1" (1.37m x 2.17m)

Outbuilding

11' 2" x 5' 5" (3.39m x 1.64m)

Location

The property is located on the outskirts of Old Colwyn with its local shops and other facilities. The larger resort town of Colwyn Bay with its larger shops is approximately two mile distance. The A55 dual carriageway is close by for easy access to Chester and the motorways beyond.

Directions

From the Rhos On Sea office turn towards the promenade, turn right onto the promenade, continue along this road to the end, bear right onto Wynnstay Road, turn right onto Station Road and left onto Wynn Avenue, continue to the top of the road and bear left onto Abergele Road, Llysfaen Road forks right after a short distance, follow this road and no. 158 can be found on the right-hand side.

Council Tax Band: C (provided on www.voa.gov.uk)
Energy Performance Rating Band: E
Tenure: Freehold

3 Bedroom Semi Detached House

158 Llysfaen Road
Old Colwyn
Conwy
LL29 9HP

£234,950

Reference Number:RP4482
18/11/2026

Fletcher & Poole,
1A Penrhyn Avenue,
Rhos on Sea, Conwy, LL28 4PS

Registered Company
Number 4687367

Valuation
Thinking of moving in the near future please do not hesitate to ask for a FREE sales valuation

Viewing
By appointment contact:

tel: 01492 549178

email: rhos@fletcherpoole.com
web: www.fletcherpoole.com









