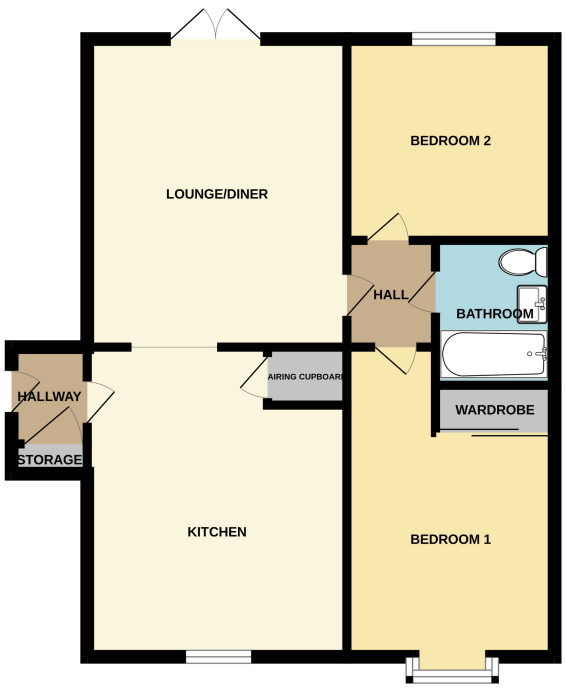


16 Lon Parcian
Llandudno Junction
Conwy
LL31 9FB

GROUND FLOOR



FP4403

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.
Made with Metropix ©2026

Fletcher & Poole

www.fletcherpoole.com

We endeavor to make our sales details accurate and reliable but they should not be relied on as statements or representations of fact and they do not constitute any part of an offer or contract. The seller does not make any representation or give any warranty in relation to the property and we have no authority to do so on behalf of the seller. Services, fittings and equipment referred to in the sales details have not been tested (unless otherwise stated) and no warranty can be given as to their condition. We strongly recommend that all the information which we provide about the property is verified by yourself or your advisers. Please contact us before viewing the property. If there is any point of particular importance to you we will be pleased to provide additional information or to make further enquiries. We will also confirm that the property remains available. This is particularly important if you are contemplating traveling some distance to view the property.

TWO BEDROOM GROUND FLOOR APARTMENT WITH PRIVATE GARDEN AND TWO ALLOCATED OFF-ROAD PARKING SPACES

Description

This two bedroom ground floor apartment comes with a private, enclosed garden and 2 allocated off-road parking spaces.
Situated in a quiet corner of a residential development in Llandudno Junction. Close to the local shops, schools & other amenities. A short drive to both Conwy & Llandudno.
To the front there are 2 allocated off-road parking spaces and to the rear a private, enclosed lawned garden with paved patio seating area.
The apartment comprises of:-Covered entrance porch with storage cupboard, lounge/diner with french doors onto the garden and open-plan into the kitchen, two double bedrooms-one with a range of fitted wardrobes. Bathroom.
The apartment benefits from gas central heating and UPVC double-glazed windows.

- ✓ TWO BEDROOM GROUND FLOOR APARTMENT
- ✓ 2 ALLOCATED OFF-ROAD PARKING SPACES
- ✓ PRIVATE ENCLOSED REAR GARDEN
- ✓ TWO DOUBLE BEDROOMS
- ✓ NO CHAIN
- ✓ LEASEHOLD

Porch

4' 2" x 4' 2" (1.26m x 1.26m)

Lounge/Diner

13' 3" x 11' 3" (4.04m x 3.44m)



Kitchen

12' 7" x 6' 11" (3.83m x 2.10m)



Bedroom One

8' 11" x 8' 7" (2.72m x 2.62m)



Bedroom Two

12' 4" x 8' 11" (3.76m x 2.71m)



Bathroom

7' 6" x 5' 5" (2.29m x 1.65m)



Location

Llandudno Junction has a variety of local shops and amenities. It is located on a main railway line and bus route and is very close to the A55 Expressway for easy access to Chester and the motorways.

Directions

Turn right onto Rhos promenade, turn right onto Cayley promenade, turn right onto Whitehall road. At the roundabout take the 2nd exit onto Brompton Avenue(B5115). At the next roundabout take the 2nd exit onto Conway road (A547) turn right to merge onto north wales expressway (A55) towards Conwy. At junction 19 take the A470 exit to Llandudno. At Glan Conwy interchange take the 4th exit onto The Royal Welsh Way (A470) at the roundabout take the 1st exit onto Narrow Lane. Turn left onto Cae'r Llynen, turn right onto Lon Parciau.

Council Tax Band: C (provided on www.voa.gov.uk)
Energy Performance Rating Band: TBC
Tenure: Leasehold. Leasehold details TBC.

2 Bedroom Ground Floor Apartment

16 Lon Parciau
Llandudno Junction
Conwy
LL31 9FB
NO CHAIN

£159,950

Reference Number:RP4403
19/10/2026

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









