

Apt 26, Conwy Garth
College Avenue
Rhos on Sea
Conwy
LL28 4NT

GROUND FLOOR



Fletcher&Poole

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WELL PRESENTED TWO BEDROOM SECOND FLOOR APARTMENT WITH SEA VIEWS CLOSE TO THE PROMENADE

Description

Well presented two bedroom second floor apartment benefitting from sea views and only a short walk to the promenade and village of Rhos On Sea. Having been lovingly updated throughout, this stunning apartment makes for the perfect home and is ready to walk in to and enjoy. With its spacious, double aspect lounge, dining room and box bay window, the position makes the most of the fantastic surroundings with a beautiful outlook from every window.
Viewing is highly recommended to appreciate the presentation throughout and location.
In brief, the light and airy accommodation affords: Secure entry into communal, well kept hallway with stairs to all floors and intercom entry, apartment hallway, double aspect lounge/ dining room with box bay window enjoying the surrounding views, two double bedrooms (master bedroom with built in storage,) and shower room. With the property being on the top floor, there is also a part boarded loft ideal for storage, accessed via built in loft ladder.
Externally the property sits on a generous plot with surrounding well maintained, secure communal gardens, resident's car park and an allocated garage. The property further benefits from gas central heating and double glazing throughout.

- ✓ BEAUTIFULLY PRESENTED TWO BEDROOM SECOND FLOOR APARTMENT
- ✓ SITUATED CLOSE TO LOCAL AMENITIES & PROMENADE
- ✓ MODERN KITCHEN & BATHROOM
- ✓ UPVC DOUBLE GLAZING AND GAS CENTRAL HEATING
- ✓ OFF ROAD PARKING AND GARAGE
- ✓ NO CHAIN
- ✓ LEASEHOLD

Lounge

11'6" x 19' 10" (3.50m x 6.05m)



Kitchen

7' 3" x 9' (2.20m x 2.74m)



Bedroom One

9' x 13' 3" (2.74m x 4.04m)



Bedroom Two

11' 3" x 9' 9" (3.43m x 2.97m)



Shower Room

7' 3" x 6' 9" (2.20m x 2.06m)



Garage

Location

The property is located in the popular coastal resort of Rhos On Sea with its wealth of local shops and other facilities. The larger resorts of Llandudno and Colwyn Bay are approximately 3 miles and 1 mile respectively and it is conveniently located for easy access to the A55 dual carriageway for Chester and the motorways beyond, also the main rail line Holyhead to Euston.

Directions

From the Rhos On Sea office turn towards the promenade, turn left onto the promenade, take the fourth left turn onto College Avenue.

Council Tax Band: C (provided on www.voa.gov.uk)
Energy Performance Rating Band: TBC
Tenure: Leasehold. The property is held on a 999 year leasehold tenure (from 1979) and the service charge is £1312 per annum, which includes maintenance of the communal areas, window cleaning and buildings insurance.

2 Bedroom Second Floor Apartment

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Conwy
LL28 4NT

£159,950

Reference Number:RP4478
11/11/2026

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:

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









