



Tom Parry

4 Railway Terrace, Penrhyndeudraeth, LL48 6DN

£165,000

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Tom Parry & Co are delighted to offer for sale this charming end of terrace cottage, situated just outside of the popular village of Penrhyndeudraeth. With three well-proportioned bedrooms, this property is ideal for families or those seeking a peaceful retreat. The spacious reception room provides a warm and inviting atmosphere, perfect for relaxation or entertaining guests.

One of the standout features of this home is the large kitchen breakfast room, which is designed to be both functional and welcoming. It is an excellent space for family meals or casual gatherings, allowing you to enjoy the picturesque views of the surrounding mountains and estuary while you dine.

What truly sets this home apart are the breath-taking views it offers. Overlooking the Ffestiniog Narrow Gauge Railway, you can enjoy the sight of the trains as they pass by, adding a unique charm to your daily life. The combination of stunning landscapes and the quaint village atmosphere makes this property a rare find.

Our Ref: P1585

ACCOMMODATION

All measurements are approximate

GROUND FLOOR

Front Porch

Inner Hallway

Living Room

with bay window to the front enjoying fantastic views; gas fire set in marble and timber surround; generous under stair storage cupboard and carpet flooring

Kitchen/Breakfast Room

with a range of modern wall and base units; gas hob with extractor over; integrated Neff oven and Neff microwave; space and plumbing for washing machine and dishwasher; space for larder style fridge freezer; dining area with carpet finish and window to the rear

Rear Porch

with fitted storage cupboard; radiator and carpet flooring

FIRST FLOOR

Landing

with access to the loft

Bedroom 1

with two windows to the front, enjoying stunning mountain and estuary views; fitted wardrobes and storage cupboard; built in airing cupboard and carpet flooring

Bedroom 2

with fantastic views to the front and carpet flooring

Bedroom 3

with dual aspect windows to enjoy the views and carpet flooring

Bathroom

with large panelled shower cubicle with glass screen; low level WC; pedestal wash basin; tiled walls and towel rail over radiator

EXTERNALLY

The property is accessed via a private road at the rear, which leads to a parking space for one vehicle. Below this sits an ornate patio area which enjoys views over the Ffestiniog Narrow Gauge railway and the mountains beyond.

There is an outdoor brick shed to the side of the house.

SERVICES

All mains services

MATERIAL INFORMATION

Tenure: Freehold

Council Tax: Band B

Right of way to the front of the property from the neighbouring property. There is a further storage shed to the side of the house which belongs to the central terraced house.







NOTE: The Agents have not tested any electrical installations, central heating system or other appliances and services referred to in these particulars and no warranty is given as to their working ability.

THESE PARTICULARS ARE THOUGHT TO BE MATERIALLY CORRECT THOUGH THEIR ACCURACY IS NOT GUARANTEED AND THEY DO NOT FORM PART OF ANY CONTRACT.



4 Railway Terrace PENRYNDEUDRAETH LL48 6DN		Energy rating	D	Property type	End-terrace house	Total floor area	76 square metres
Valid until: 13 August 2035		Certificate number: 0390-2373-7580-2605-4341					

Energy performance certificate (EPC)

