



Tom Parry

4 Penlan , Blaenau Ffestiniog, LL41 4UF

£139,500

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Nestled in the charming village of Trawsfynydd, Blaenau Ffestiniog, this delightful end terrace house offers a perfect blend of character and comfort. Built in 1880, the property exudes a cozy cottage feel, making it an ideal retreat for those seeking a peaceful lifestyle amidst stunning natural surroundings.

Spanning approximately 624 square feet, the home features two well-proportioned bedrooms, providing ample space for relaxation and rest. The inviting reception room is enhanced by a beautiful inglenook fireplace, creating a warm and welcoming atmosphere, perfect for cosy evenings in.

The property boasts a lovely garden, an ideal spot for enjoying the fresh air and picturesque views that the area is renowned for. Whether you wish to cultivate your own plants or simply unwind with a book, this outdoor space offers a tranquil escape.

With its scenic views and charming features, this end terrace house is not just a home, but a lifestyle choice. It presents an excellent opportunity for first-time buyers, small families, or those looking for a holiday retreat in a serene setting. Do not miss the chance to make this enchanting property your own.

Accommodation:- comprises:-

(all measurements are approximate)

LOWER GROUND FLOOR

Kitchen

1.846 x 4.489 (6'0" x 14'8")

charming country-style kitchen combines practicality with rustic character, featuring exposed ceiling beams, tiled flooring, and a range of fitted units providing ample storage and workspace. Thoughtfully designed with a warm and inviting feel, the kitchen offers everything needed for everyday living while complementing the cottage's traditional charm.

GROUND FLOOR

Living Room

3.639 x 5.460 (11'11" x 17'10")

warm and character-filled living space featuring a stunning original stone inglenook fireplace with a wood-burning stove, exposed timber beams, and charming cottage-style details throughout. The cosy lounge offers a welcoming atmosphere with plenty of natural light, while the open-plan layout flows seamlessly into the dining area, creating the perfect setting for relaxing or entertaining.

FIRST FLOOR

Bedroom 1

3.487 x 3.555 (11'5" x 11'7")

featuring neutral décor, exposed beams, and a warm cottage feel. With space for bedroom furnishings, the room provides comfortable accommodation while retaining the character and charm of the property throughout with 1 radiator

Bedroom 2

2.244 x 1.847 (7'4" x 6'0")

charming second bedroom offering a cosy and comfortable space, finished in neutral tones to create a bright and airy feel. with 1 radiator

Bathroom

1.621 x 1.820 (5'3" x 5'11")

The bathroom is fitted with a low-level W/C, pedestal wash basin, and a bath with shower over, offering a practical and functional space finished in light, neutral tones.





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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.

