



Church Street
Llangollen
Denbighshire
LL20 8HY

Offers In Excess Of £167,000

bettermove

Church Street Llangollen

Bettermove are proud to present this 3 bedroom terraced in Llangollen. This property is available with no forward chain welcoming cash buyers only.

The property benefits from double glazing, gas central heating throughout and has ample on street parking available outside.

The council tax band is B.

The interior of this beautifully presented property comprises a spacious living room, fitted kitchen with dining area and utility room on the ground floor; following a kitchen, bathroom, living room and bedroom in the bungalow. The first floor consists of 2 bedrooms, an office and the family bathroom. The exterior boasts a private rear yard, perfect for enjoying the summer months.

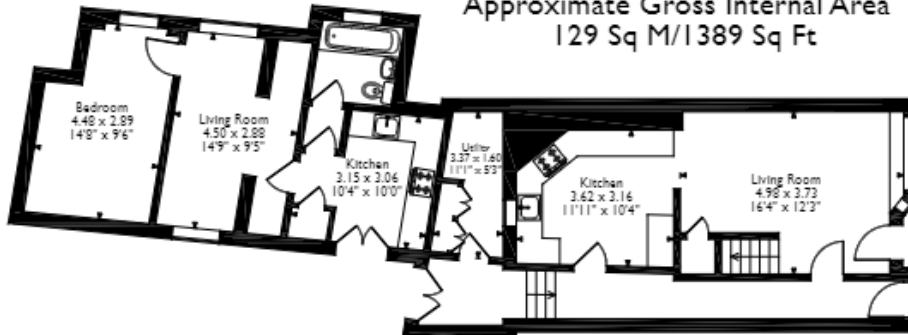
Located in the popular town of Llangollen, the property is close to a range of amenities, including shops, supermarkets, restaurants and pubs.

Excellent transport connections can be found from the A5, Llangollen Railway Station and local bus routes.

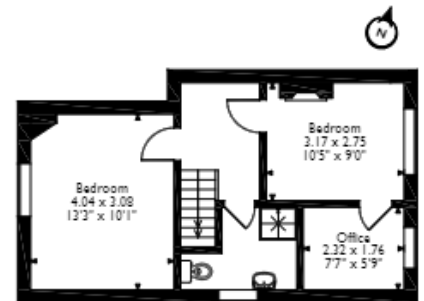
This exciting opportunity should not be missed! All enquiries can be made through Bettermove on 0330 004 0050.



Church Street, Llangollen
Approximate Gross Internal Area
129 Sq M/1389 Sq Ft



Ground Floor



First Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		84
(69-80) C		
(55-68) D		
(39-54) E	49	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		



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