



Description

A fine detached individually designed four bedroom coastal residence in the ever popular seaside village of Abersoch, in a gorgeous, elevated setting perched above the picturesque Outer Harbour with far reaching views over Cardigan Bay to Llanbedrog headland and in the near foreground overlooking the Harbour Beach towards the golden sands of the Warren. The accommodation has the benefit of oil fired central heating and timber framed sealed unit double glazed windows.

Situated

The property lies in a convenient position only a few minutes' walk into the excellent amenities of Abersoch village and a pleasant coastal walk onto nearby Pen Benar Headland to the Yacht Club and Main Beach.

Lower Ground Floor

Utility/Laundry room quarry tiled flooring, oil central heating boiler, porcelain sink unit, built in shelved cupboards and additional under floor storage rooms. Outer door to garden.

Ground Floor

L shaped entrance hall to an open plan design Living/dining/kitchen with open grate fireplace and double French doors onto the front garden encompassing the wonderful views. Two double bedrooms with en suite bathroom to the front main bedroom, separate shower room.

First Floor

Landing with two Further Bedrooms, Snug Sitting Room Area, Bathroom

Outside

A paved driveway with excellent parking/turning space, mature front gardens with plants/shrubbery and pathway with pedestrian gate onto the Harbour road with access down onto the outer Harbour and into the village amenities.

EPC Rating

TBC

Joint Agent

Beresford Adams

**Beresford
Adams**