



The Warren, Abersoch, Pwllheli, Gwynedd. LL53 7AA

- GENEROUS PARKING
- COUNTRYSIDE OUTLOOK
- LEISURE FACILITIES
- REFURBISHED TO A HIGH STANDARD

PROPERTY DESCRIPTION

O11 The Warren is a 3 bedroom lodge situated on a prestigious 5 star park . The plot benefits from plenty of outdoor space with countryside views and ample private parking for cars and boats. This lodge has been renovated in recent years and meticulously maintained by the current owners. There is a master bedroom with en-suite shower room as well as 2 further double rooms and a family bathroom. The open plan living space is neutral and naturally light, including a fully equipped kitchen which benefits from integrated appliances and double doors which lead out to the decking area.

The chalet is very well positioned and benefits from the sun all afternoon. The enclosed decking features a Hot Tub and offers plenty of space for dining and entertaining.

SOLD FULLY FURNISHED *EXCLUDING OUTDOOR FURNITURE*

Leisure facilities available on The Warren holiday park which consist of;

Indoor heated pool complex Outdoor heated pool complex with pool bar and flume Fitness centre, Including fully equipped Technogym Indoor Badminton, Squash and outdoor Tennis courts Health and Beauty Spa Sauna and Steam rooms Golf and Games Simulators Climbing Wall and Skate Park Teenagers gaming zone, Kids craft room and cinema

Tenure We believe the chalet to be Leasehold and the lease expires on 8th August 2033 . The chalet rental excludes general rates, gas and electric consumed by the owner. The site is open for 12 months a year. Please contact Elvins Estate Agents for more information.

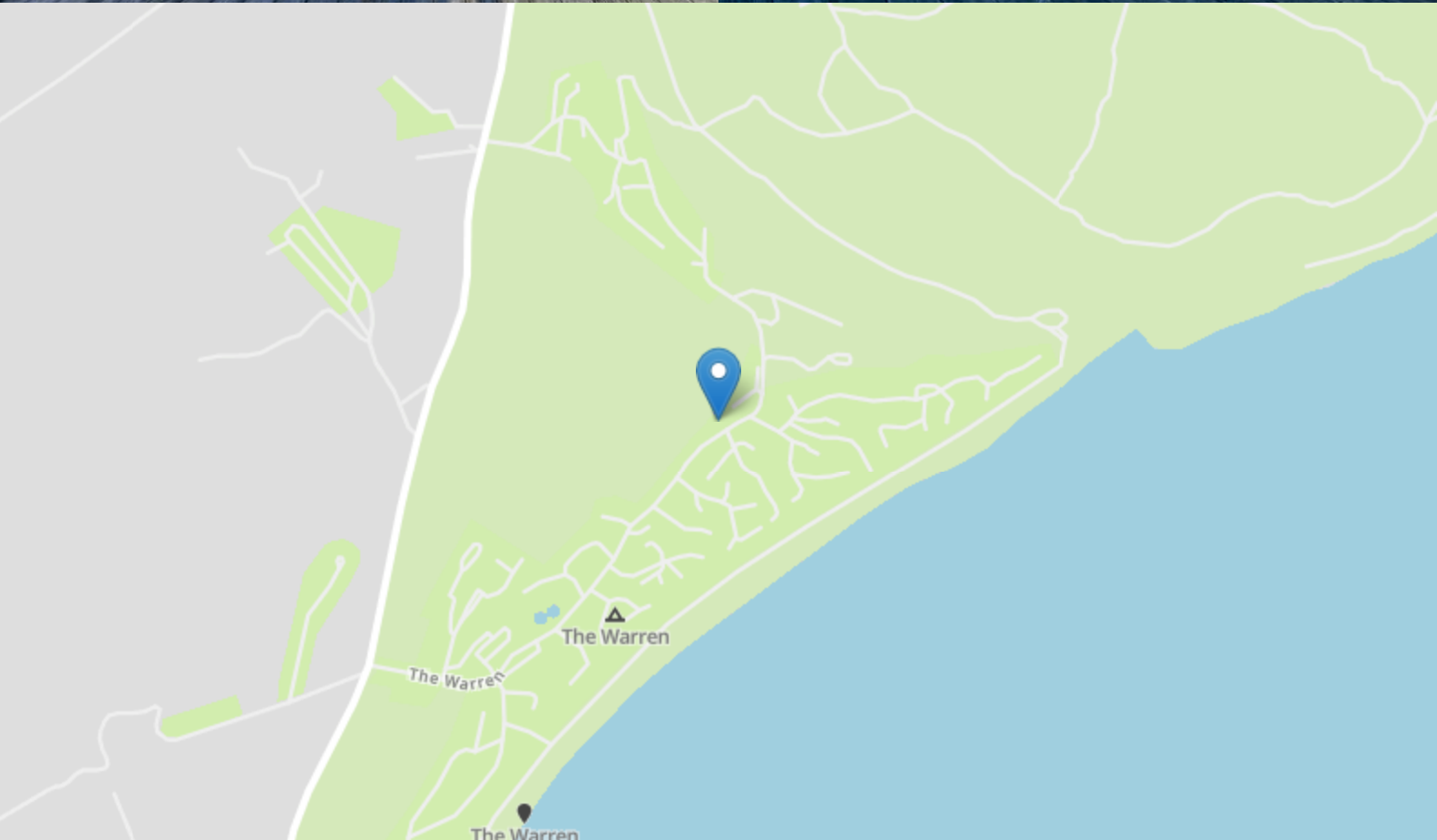
Services Mains water, drainage and electricity. Gas-fired central heating

Location Information Pwllheli 5.6 miles . Porthmadog 18.8 miles . Bangor 35 miles . Chester 93.8 miles . Shrewsbury 94.3 miles. Manchester 130 miles.

Viewing Viewing is strictly by appointment only with Elvins Estate Agents.

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