



12 Crugan, Llanbedrog, Pwllheli, Gwynedd. LL53 7NL

- PRIVATE PARKING
- COMMUNAL GROUNDS
- SOUGHT AFTER LOCATION
- PRIVATE DECKING AND PATIO
- LARGE STORAGE SHED
- IMMACULATE CONDITION

PROPERTY DESCRIPTION

Nestled on a spacious, private plot within a highly sought-after holiday park, 12 Crugan is an immaculately presented three-bedroom 40 x 13FT Regal Harlington (2020) static caravan offering modern comfort, elevated views, and exceptional outdoor living space. Positioned to take full advantage of all-day sun, the private side decking provides stunning, elevated views across the park and countryside beyond.

Inside, the open-plan living space features a light-filled front lounge with impressive picture-frame windows, a dedicated dining area, and a fully equipped kitchen complete with integrated appliances. The generous master bedroom benefits from its own en-suite WC and hand basin, while two well-proportioned twin bedrooms are serviced by a contemporary family shower room.

Externally, the property benefits from a private rear patio with a large storage shed and ample off-road parking space for 2 to 3 vehicles. A turn-key coastal retreat in a prime location—early viewing is highly recommended.

Tenure

We believe the chalet to be Leasehold and the property has a licence agreement until 10th March 2036. 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

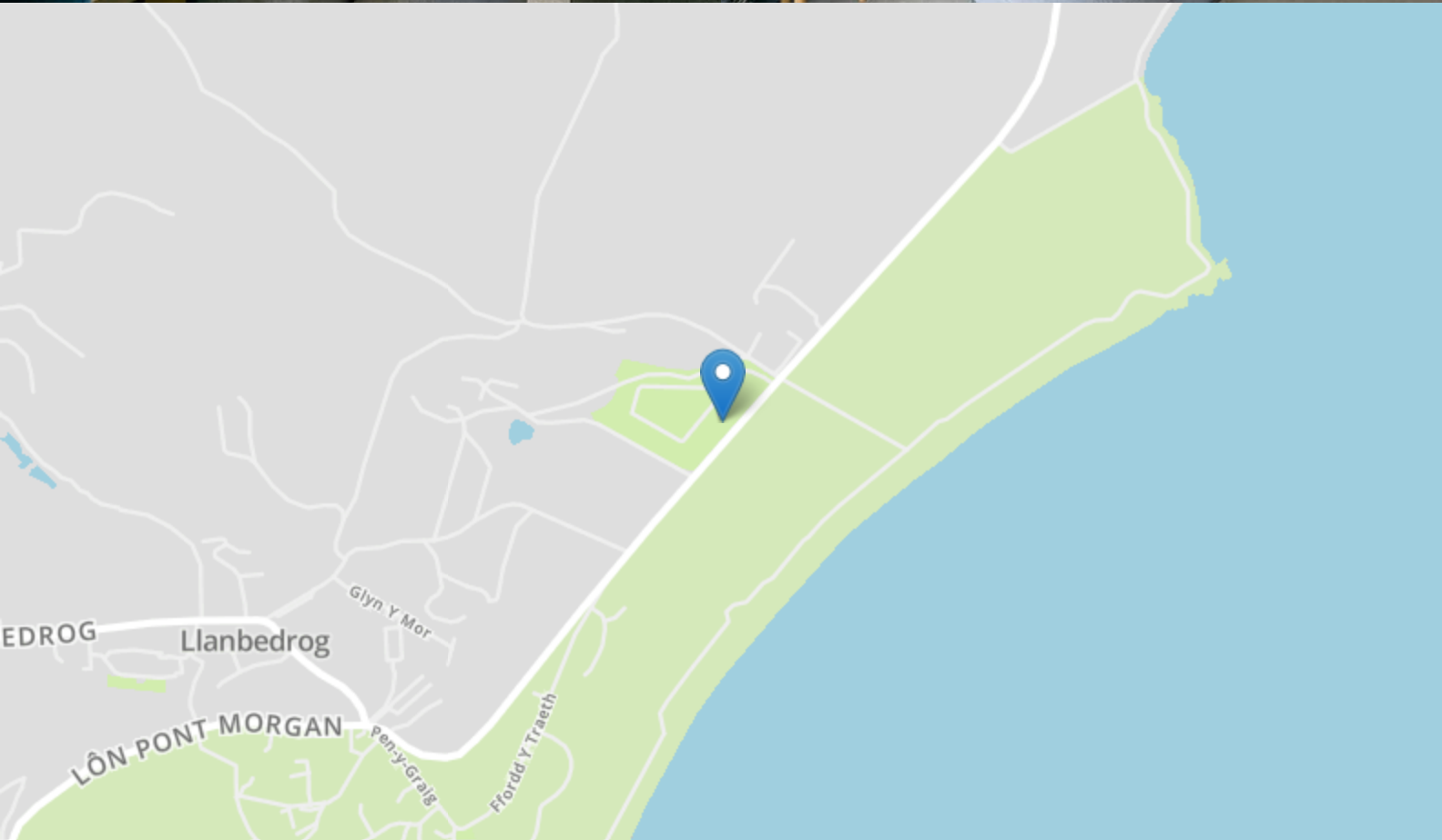
Mains water, drainage and electricity. Gas-fired central heating

Location Information

Abersoch 6.4 miles . Porthmadog 13.9 miles . Bangor 30.3 miles . Chester 90 miles . Shrewsbury 87.7 miles . Manchester 125 miles. Viewing is strictly by appointment only with Elvins Estate Agents.

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