



2 Red Houses, Rhyd Y Goleu, Rhosesmor

STRUTT & PARKER
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2 Red Houses Rhyd Y Goleu, Rhosesmor, Mold, CH7 6LZ

A Grade II listed 2 bedroom property in a sought-after location close to town centre amenities.

Mold 1.1 miles, Flint and station 5.7 miles (London Euston 2 hours 20 minutes), Holywell 8.3 miles, Wrexham 12.6 miles, Chester 13.0 miles, Buckley station 4.9 miles (London Euston 2 hours 43 minutes)

Entrance hall | Sitting room | Kitchen/breakfast room | 2 Bedrooms | Family bathroom | Garden Outbuilding | EPC Rating E

The property

Built in 1911 for Philip Tatton Davies-Cooke of the historic Gwysaney estate, 2 Red Houses is an attractive red brick family home offering light-filled accommodation arranged over two floors.

Configured to provide a lovely family and entertaining space, the ground floor accommodation flows from a welcoming entrance hall and briefly comprises a generous sitting room with tiled open fireplace and a large kitchen/breakfast room with open fireplace, a range of wall and base level units, modern integrated appliances and a door to the rear courtyard garden.

On the first floor the property offers two well-proportioned bedrooms, one to the front aspect and one to the rear, together with a good-sized modern family bathroom.

Location

The property is situated in an idyllic location near to the River Alyn, surrounded by beautiful countryside providing ample opportunities for walking, cycling and horse riding. A wide range of independent and national stores, a Tesco superstore and services including a community hospital can be found in Mold, which holds the distinction of being the first cittaslow (slow food town) in Wales and which has a strong culinary heritage, with a bi-weekly street market for fresh produce, a bi-monthly farmers' market and an annual Food & Drink Festival. Nearby Flint and the market town of Holywell also offer a wide range of amenities including independent and national stores and services, with the former benefitting from Asda and Sainsbury's supermarkets. More extensive sporting, leisure and retail facilities can be found in Wrexham and in Chester. Communications links are excellent: Flint train station has car parking and provides regular services to Chester, Crewe, Manchester and London, the latter in less than 2½ hours.

The area offers a wide range of state primary and secondary schooling together with a good selection of independent schools including Ruthin, Myddelton College and The King's and Queen's Schools.

Outside

Set back from the road behind low-level iron railing, the property is approached through a pedestrian gate over a gravelled path flanked by an area level lawn bordered by well-stocked flower and shrub beds. The walled courtyard garden to the rear is block paved for ease of maintenance, an ideal space for entertaining and al fresco dining, and provides a gate to a rear pedestrian passageway and an outbuilding incorporating two useful stores.







Directions

Postcode for Sat Nav - CH7 6LZ
What3Words - Retain.Splitts.Rolled

General

Offers Over: £205,000

Local Authority: Flintshire Council

Services: Mains water & electricity, oil fired central heating.

This property has a private drainage system – full details to be provided on request.

Council Tax: Band C

Fixtures and Fittings: All fixtures and fittings are excluded from the sale but may be available by separate negotiation.

Wayleaves & Easements: The property will be sold subject to any wayleaves or easements whether mentioned in these particulars or not.

Chester

Park House, 37 Lower Bridge Street CH1 1RS

01244 354880

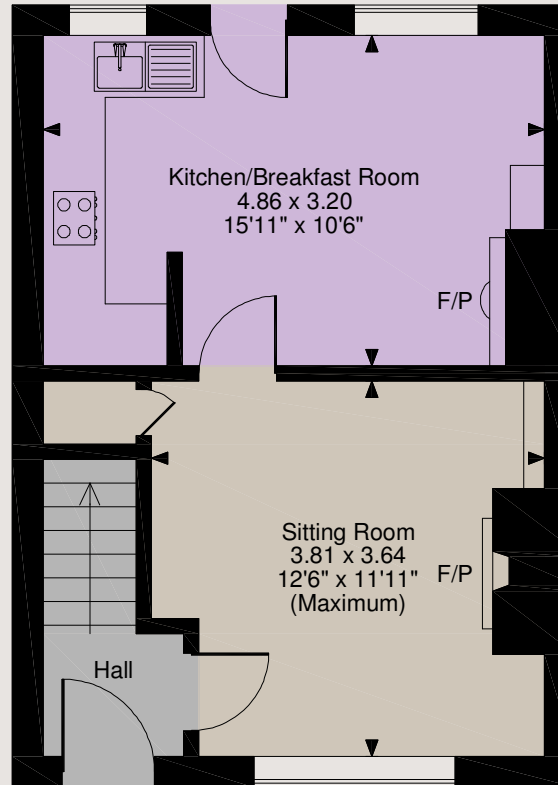
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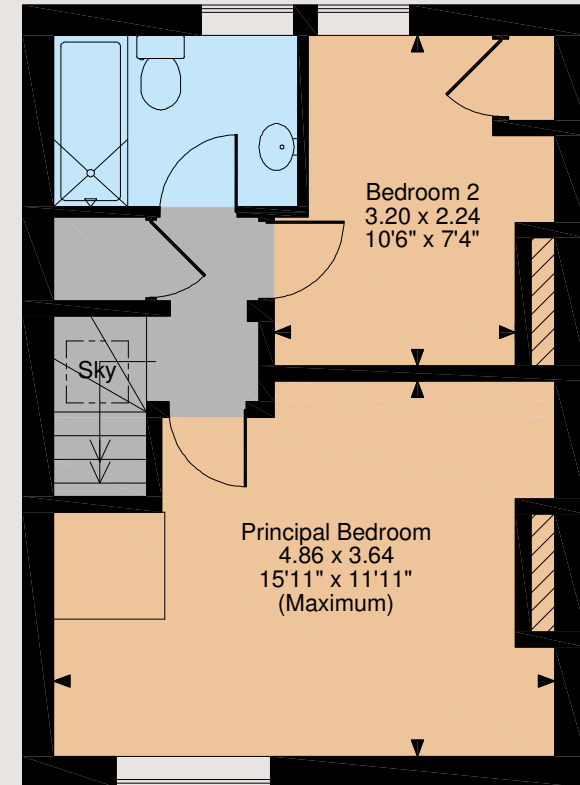
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Floorplans
House internal area 728 sq ft (68 sq m)
For identification purposes only.



Ground Floor



First Floor

The position & size of doors, windows, appliances and other features are approximate only.

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