

Pwll Mawr
Trelogan, Nr Holywell, Flintshire



Strutt
& Parker

Land and property. Since 1885.

A magnificent and exceptionally spacious modern residence offering over 5,200 sq ft of accommodation, which include a leisure suite, swim spa, cinema and stables, set within private grounds with panoramic rural views.

Pwll Mawr is a remarkable contemporary home, offering expansive accommodation designed for modern family living and entertaining. The property combines striking architectural design with an impressive range of leisure and lifestyle facilities, occupying an elevated position with far-reaching views over the surrounding Flintshire countryside.

The accommodation has been thoughtfully arranged to maximise the property's exceptional outlook, with the principal reception rooms located on the first floor. An expansive drawing room features large sliding doors opening onto a substantial 25ft balcony, creating a seamless connection with the outdoors. This is complemented by a high-specification kitchen and dining room. This level also houses the impressive principal bedroom suite, which benefits from a dedicated walk-in wardrobe and a generous adjoining bathroom.

The ground floor provides a dedicated leisure and working area. A spectacular pool room features a large swim spa and hot tub, complemented by a sauna and shower room. For entertainment, a professional-grade cinema room with a fitted bar provides an impressive social space. The layout is completed by three further well-proportioned bedrooms, two shower rooms, a large home office and a practical utility room.



The property is approached through a private gated entrance leading to an extensive driveway and substantial detached double garage. The beautifully maintained grounds include well-kept lawns and a stone-paved terrace. For those with equestrian interests, there is a stable block and adjoining paddock, while a detached greenhouse provides space for cultivation. The elevated balcony, also accessed via an external spiral staircase, takes full advantage of the property's peaceful rural setting and far-reaching views. Set within around 1.25 acres.

Location

The property occupies a tranquil rural position in Trelogan, surrounded by Flintshire countryside and close to the North Wales coast. Holywell provides everyday amenities including shops, cafés, healthcare and leisure facilities, with nearby villages offering pubs and local services.

Trelogan has a primary school, while Ysgol Treffynnon in Holywell provides secondary education; independent schools such as Myddelton College and Rydal Penrhos, together with grammar schools across the Dee, are also accessible.

Holywell, Flint and Prestatyn are the nearest towns, with rail and bus links connecting the area to Chester, Liverpool and beyond.

Postcode region: CH8

General

Local Authority: Flintshire Council
Services: Oil fired central heating. Mains water, electricity and drainage. Bottled gas fuelled fireplace.
Council Tax: Band G
EPC Rating: D
Fixtures and Fittings: Only those items known as fixtures and fittings will be included in the sale. Certain items may be available by separate negotiation.
Wayleaves and easements: The property is sold subject to any wayleaves or easements, whether mentioned in these particulars or not.
Mobile and Broadband checker: Information can be found here <https://checker.ofcom.org.uk/en-gb/> <https://checker.ofcom.org.uk/en-gb/>

3,792 sq ft (352 sq m)

4 reception rooms

4 bedrooms | 4 bathrooms

Leisure suite with swim spa

Stable block and paddock

Double garage

Freehold | Rural

Guide price £925,000



Pwll Mawr Trelogan, Nr Holywell

Main House internal area 3,792 sq ft (352 sq m)

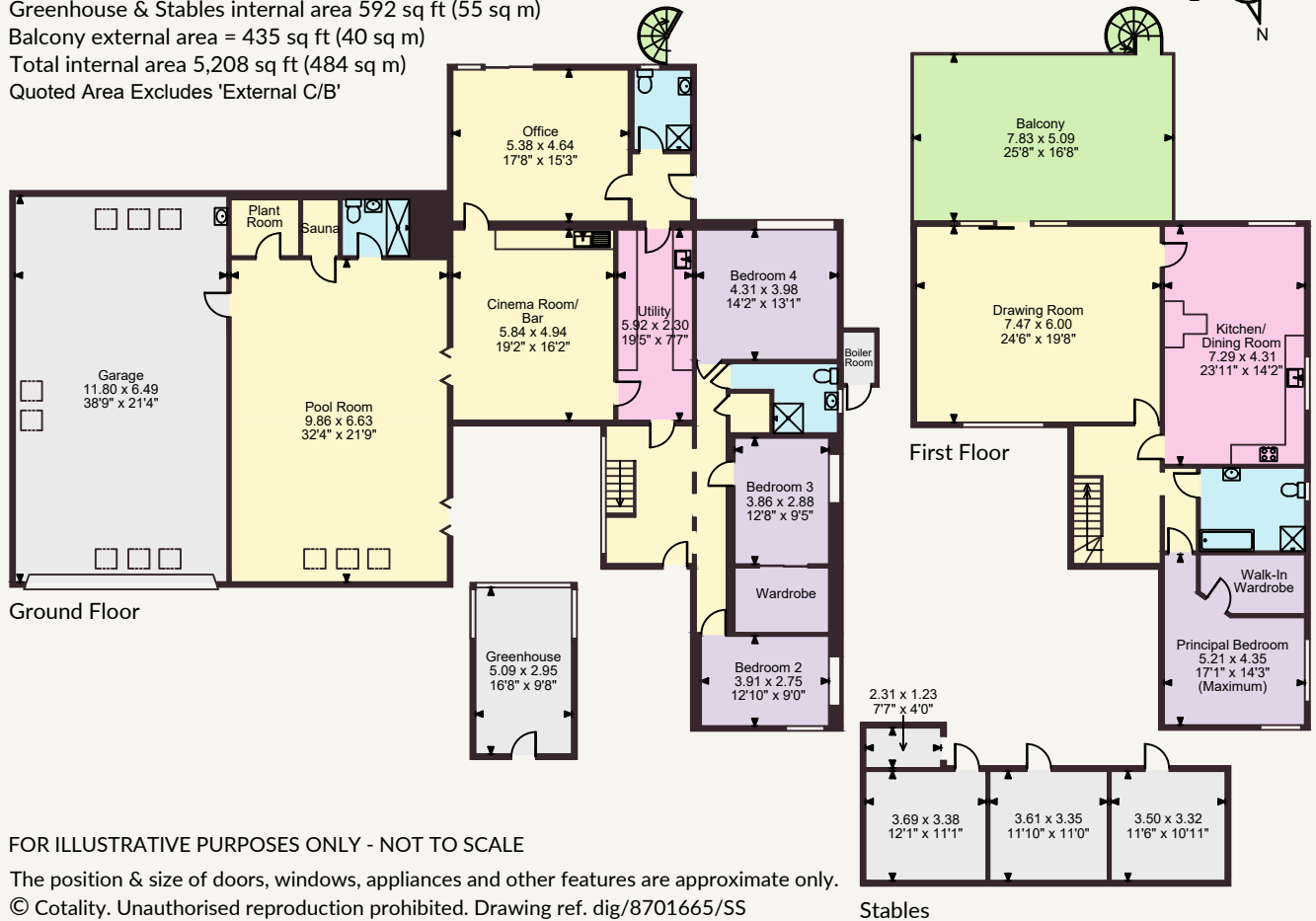
Garage internal area 824 sq ft (77 sq m)

Greenhouse & Stables internal area 592 sq ft (55 sq m)

Balcony external area = 435 sq ft (40 sq m)

Total internal area 5,208 sq ft (484 sq m)

Quoted Area Excludes 'External C/B'



Cheshire & North Wales

01244 354880 | cheshire@struttandparker.com



@struttandparker struttandparker.com

**Strutt
& Parker**

Land and property. Since 1885.

IMPORTANT NOTICE: Strutt & Parker gives notice that: 1. These particulars do not constitute an offer or contract or part thereof. 2. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate and not necessarily to scale. Any prospective purchaser must satisfy themselves of the correctness of the information within the particulars by inspection or otherwise. 3. Strutt & Parker does not have any authority to give any representations or warranties whatsoever in relation to this property (including but not limited to planning/building regulations), nor can it enter into any contract on behalf of the Vendor. 4. Strutt & Parker does not accept responsibility for any expenses incurred by prospective purchasers in inspecting properties which have been sold, let or withdrawn. 5. We are able to refer you to SPF Private Clients Limited ("SPF") for mortgage broking services, and to Alexander James Interiors ("AJI"), an interior design service. Should you decide to use the services of SPF, we will receive a referral fee from them of 25% of the aggregate of the fee paid to them by you for the arrangement of a mortgage and any fee received by them from the product provider. Should you decide to use the services of AJI, we will receive a referral fee of 10% of the net income received by AJI for the services they provide to you. 6. If there is anything of particular importance to you, please contact this office and Strutt & Parker will try to have the information checked for you. Strutt & Parker is a trading style of BNP Paribas Real Estate Advisory & Property Management UK Limited. Photographs taken August 2026. Particulars prepared August 2026.