



DOLAFON

Llanberis | Snowdonia | Gwynedd | LL55 4TA

FINE & COUNTRY

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Fine and Country West Wales is delighted to offer for sale this detached property which is set back from the High Street of Llanberis, set in almost half an acre and is currently used as a five / six bedroom guest house.

Llanberis is one of the finest destinations in North Wales. the town is situated on the edge of Lake Padarn and is at the foothills of the Snowdonia Mountain range.

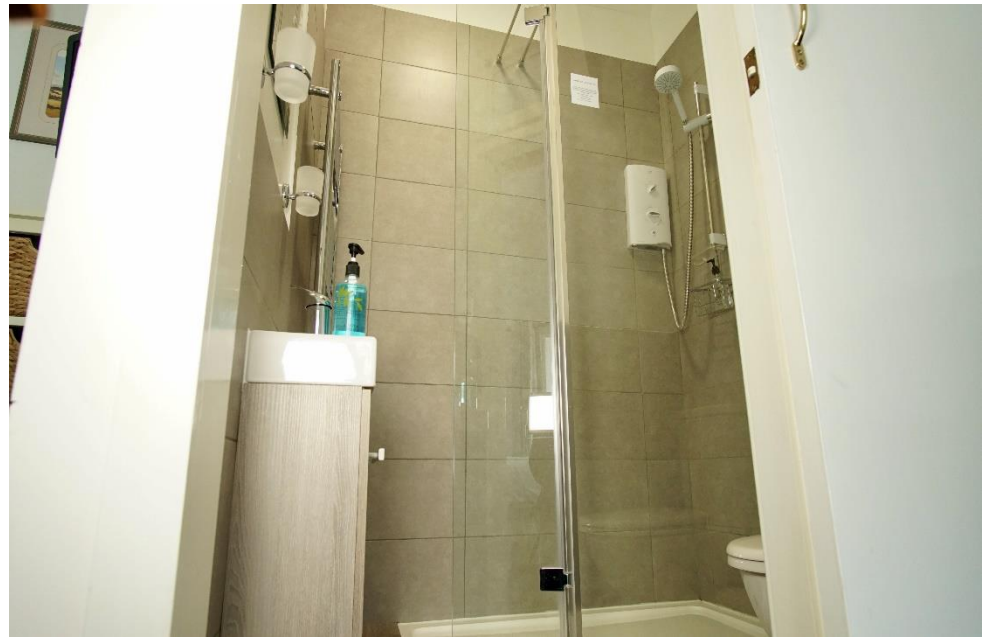
All of the rooms have individual bathrooms, mostly en-suite. In addition to the bedrooms there is a spacious dining room, a private lounge as well as a range of private rooms to the second floor.

As a guest house the property has two kitchen areas as well as several ancillary rooms.

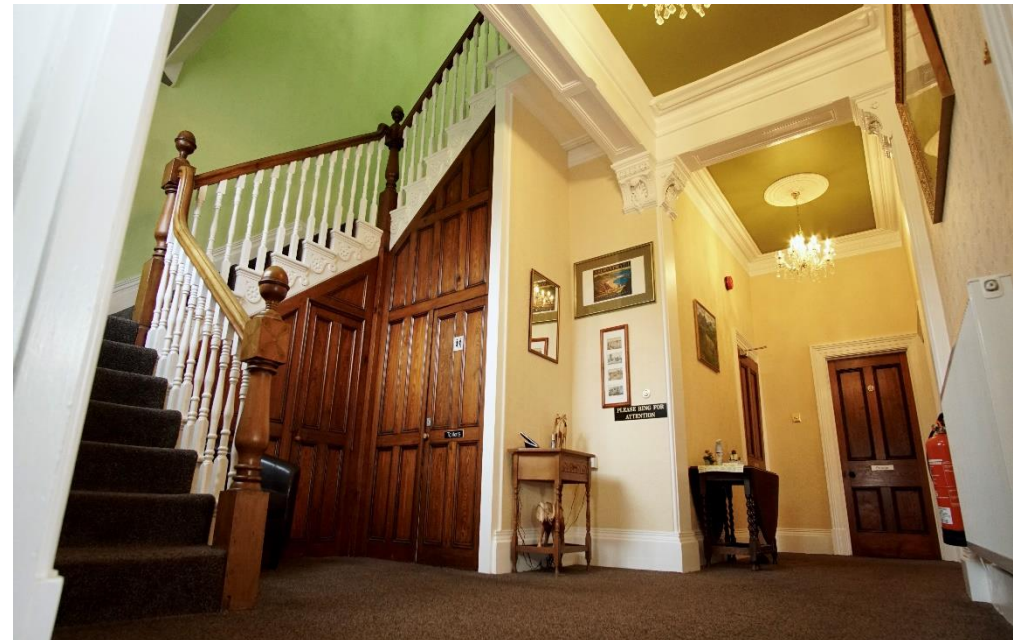
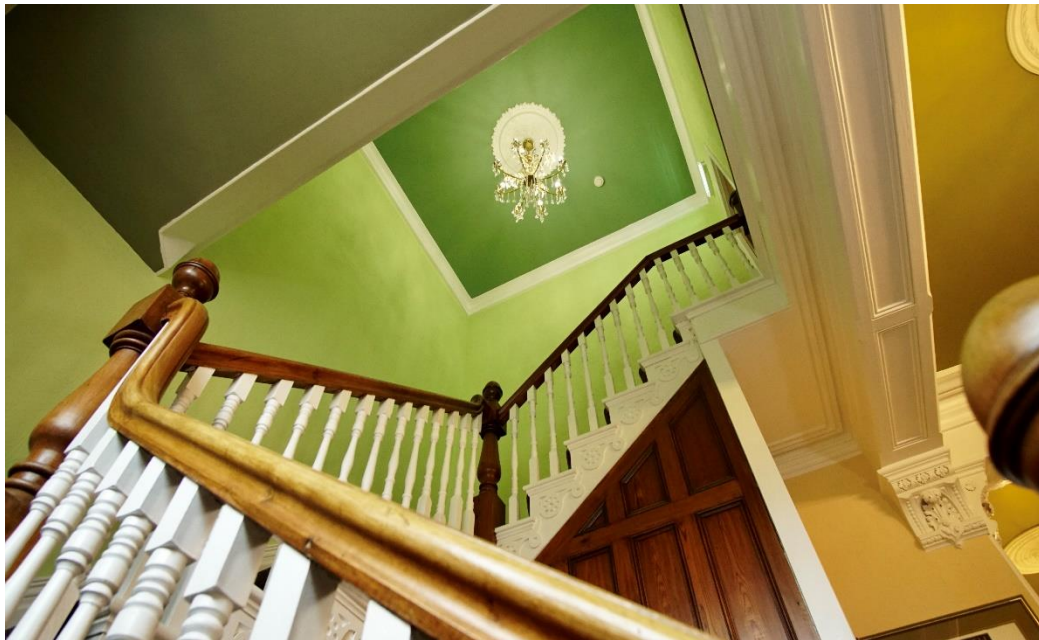
As you would imagine given the location, occupancy is good and the business is seeing a bounce back as the Covid restrictions lift.

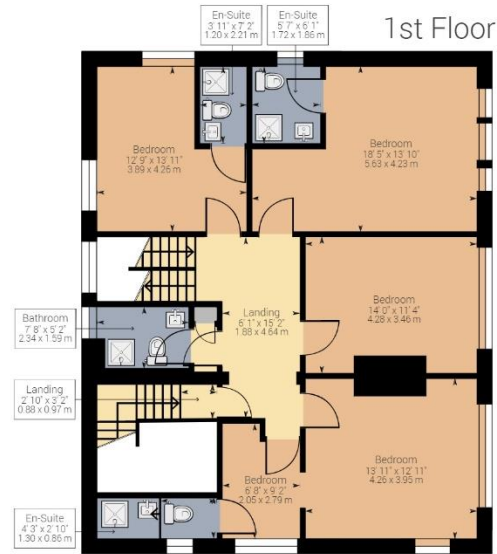
Guests find themselves within easy reach of not only the lake and mountains but also the attractions Llanberis itself has to offer such as Electric Mountain and the Slate Museum. The Caernarfon Bay coast is within an easy drive with Anglesey not much further.











While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purpose only and should be used as such by any prospective tenant or purchaser.



Fine & Country West Wales

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