



The Mill, Felingonglog Road, Afonwen, Mold

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**STRUTT
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The Mill

Felingonglog Road, Afonwen, Mold, Flintshire CH7 5UW

A unique converted and extended stone-built village mill with landscaped grounds and equestrian facilities

Caerwys 2.1 miles, A55 (J31) 4.4 miles, Holywell 6.2 miles, Mold 8.9 miles, Buckley Station 12.7 miles (Wrexham 20 mins), Chester 21.5 miles

Sitting room | Kitchen/breakfast room | Dining room | Utility | Cloakroom | Principal bedroom with en suite shower room | 2 Further bedrooms Family bathroom | Garages | Garden | Stables Paddocks | The Whole c.1.41 acres (incl. Paddock c.0.43 acres)

EPC Rating E

The property

This characterful detached former mill has been sensitively converted and extended to offer over 2,000 sq. ft of attractive accommodation set over three floors. Key features include exposed timber beams, latched wooden doors and feature fireplaces.

The ground floor is home to a striking multi-aspect sitting room, complete with a beamed ceiling and a large stone-built feature fireplace containing a log-burning stove. Most of the accommodation is arranged over the first floor, with a fine formal dining room enjoying double doors onto the sunny terrace. The in-keeping kitchen comprises a wide range of wooden wall and base cabinetry, display units, blue granite worksurfaces and a range stove, with ample space for informal dining. Alongside is a corresponding utility/boiler room, also with blue granite worksurfaces, with a cloakroom accessible via the main hallway. From here is a stairway leading to two bedrooms and the

main family bathroom with a rolltop clawfoot bathtub, separate walk in shower and tiled floor.

The second floor is home to the handsome 23 ft. principal suite, with its lofty beamed vaulted ceiling, well served by an en suite shower room.

Outside

The property enjoys extensive wrap-around grounds, accessed via a five-bar gate between charming stone walls leading to a large gravelled driveway. This gives access to the stone-built garage block and further, the dual timber-built stables. A wealth of lush mature trees surround and intersperse the plot, with the split-level gardens featuring a gravelled front terrace and a peaceful sunken paved sun terrace accessed via the dining room, along with a multitude of tiered lawns with stone steps, ornamental features, shrubs and borders. Pretty climbers adorn the façade of the property, whilst the land extends further onto paddocks and stream to the rear.

Location

Afonwen sits within the scenic AONB of Clwydian Range and beside the desirable village of Caerwys, which together offer a wide array of walks, cycle routes and outdoor pursuits. Caerwys has a local primary school, whilst the property is conveniently located under 9 miles from the thriving market town of Mold which provides an extensive range of shopping, educational and leisure facilities. Mold also offers convenient road access to the A494 and the A55 expressway, providing links to the M53 motorway and the established cities of Wrexham and Chester, with their wealth of additional amenities. Mainline rail links are also easily accessible at nearby Buckley.

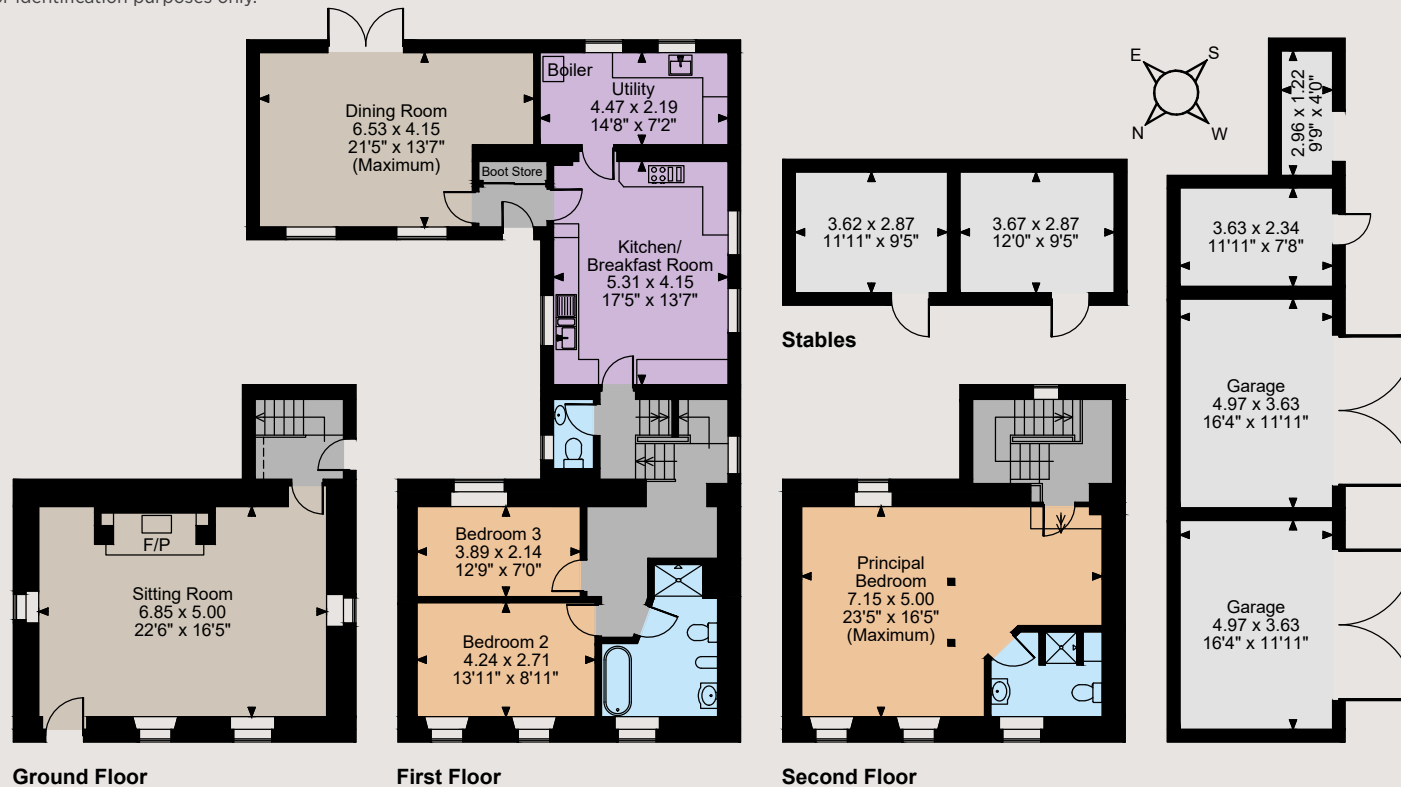
Directions

Follow Sat Nav to CH7 5UW
What3words samplers.crazy.suitably





Floorplans
 House internal area 2,063 sq ft (193 sq m)
 Garages internal area 546 sq ft (51 sq m)
 Stables internal area 234 sq ft (22 sq m)
 Total internal area 2,843 sq ft (264 sq m)
 For identification purposes only.



The position & size of doors, windows, appliances and other features are approximate only.
 ☐ Denotes restricted head height
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General

Local Authority: Flintshire County Council
Services: Mains electricity, water and drainage.
 Oil-fired central heating.
Council Tax: Band D
Fixtures and Fittings: Only those items known as fixtures and fittings will be included in the sale. Certain items such as garden ornaments, carpets and curtains may be available by separate negotiation.
Tenure: Freehold
Asking Price: £725,000

Chester

The Coachworks, Northgate Street, CH1 2EY
01244 354880
 chester@struttandparker.com
 struttandparker.com

@struttandparker
 /struttandparker

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