

# Abersoch House

Region: Snowdonia **Sleeps: 14**

## Overview

An incredibly sociable and spacious home, Abersoch House strikes the perfect balance between contemporary sophistication and homely comfort.

This is the dream home for relaxation and rejuvenation, with countless casual seating areas including a snug and a dedicated TV room with huge leather sofas. The main living room is divided in two by the fabulous brick fireplace frame, with sofas either side of it. Your magnificent dining table sits to one side of this, and alongside this is your breath-taking kitchen! Absolutely enormous, it is equipped with everything you could wish for and more to rustle up everything from a light snack to a hearty meal!

As in the rest of the home, the colours are subtle and understated, creating a delightfully modern and luxurious feel. Half of the walls in this open-plan space are occupied by huge sets of French doors, flooding the room with warmth and light and delivering you straight to the fabulous garden! And when it's time for some rest, head up the staircase that encircles the hallway to find the first of the bedrooms.

There are six bedrooms in total, each utterly stunning and designed for maximum comfort, including wall-mounted TVs in all of them. The design echoes the living spaces, including muted greys, pale blues and glints of gold and silver. The master suite features balcony access, as well as an incredible oversized bathtub. There are five double rooms and a delightful children's room with built-in bunk beds.

There are also five bathrooms in total, all sleek and sophisticated and elegant and a total joy to use. Three of the rooms enjoy a private ensuite bathroom, and there's a fabulous family bathroom too. On the top floor, two armchairs set in the eaves look out over the quaint countryside, and you'll also find a snug with an Xbox on this floor!

And finally, the jewel in the crown of this stunning property is undoubtedly the incredibly social and spacious terrace! Dine alfresco at the enormous dining area before retreating to the relaxed seating area to kick start an unforgettable evening of fresh air and contentment as you watch the sunset and admire the stars in these dark skies!

Within walking distance, you'll find the quaint village of Abersoch where you



can enjoy a tittle or a fine meal, while you're just half an hour from Porthmadog, the gateway to Snowdonia National Park! The Lleyn Peninsula is an Area of Outstanding Natural Beauty, an utterly wild haven for surfers and adventurers and brimming with culture and heritage!

## Facilities

Manor • Modern • Great Value • Beach Nearby • Ideal for Babies & Toddlers • Ideal for Kids • Ideal for Teens • Wi-Fi/Internet • Pets on Request • Walk to Beach • Walk to Village • Walk to Restaurant • BBQ • Washing Machine • Tumble Dryer • Dishwasher • Wet Room • Ideal for Xmas/NY • Satellite TV • Indoor Games • Heating • Cot(s) • High Chair(s) • Parking Space • Watersports • Rural Location • Walking/Hiking Paths • Wine Tasting • Golf Nearby • Outstanding Landscapes • Outdoor Pursuit & Activities • Tourist Towns & Villages • Historical Sites • Surfing

# Interior & Grounds

## Ground Floor

- Open-plan living room with garden access
- Dining area with garden access
- Fully-equipped kitchen with Smeg range cooker
- Utility room
- Cloakroom

## First Floor

- Master bedroom with king-size bed and luxury en-suite bathroom
- Bedroom with king-size bed
- Bedroom with king-size bed and en-suite shower room
- Bedroom with bunk beds
- Family bathroom

## Second Floor

- Landing snug/chill-out area with Xbox
- Bedroom with double bed and en-suite shower room
- Bedroom with double bed and en-suite shower room

## Exterior Grounds

- Granite and decked terrace
- Casual seating
- Alfresco dining
- Lawn

## Additional Facilities

- Wi-Fi
- TV
- SKY TV
- Xbox
- Washing machine & dryer
- Travel cot & highchair available on request (please bring your own cot linen)
- Parking



## Location & Local Information

In this region of Wales, you'll find its first national park: the Snowdonia National Park. 823 square miles of towering mountains and shimmering lakes, it can be seen as far away as Porthmadog on the west coast! Snowdon itself is an icon of Wales, alongside 13 other majestic peaks over 3,000 feet high, ideal for climbing and hiking! But if you're not as fit as you used to be, worry not – the chilly peak of Snowdon is even accessible by train, so you can enjoy the breath-taking views whatever your level!

Wales is a small, mountainous peninsula to the west of England with just over 3 million people (less than a third of London!), yet more than 400 castles and three expansive national parks! With over 15 million visitors a year, there's got to be something special that brings visitors back time after time!

Could it be the breath-taking scenery? The dazzling gardens? The easy-going and welcoming folk? Or even the heritage railways that never cease to pique one's interest?

Our personal favourites are the three national parks: the Brecon Beacons National Park, the Snowdonia National Park and the Pembrokeshire Coast National Park. Whether you're into hill-walking, hiking, canoeing, mountain biking, kayaking or climbing, or the rather more adventurous surfing, hang-gliding or even a go on the only four-person zip line in Europe, you'll find your perfect spot amid the extraordinary natural landscapes of Wales' most treasured parks.

With water to the north, south and east, Wales has rather more than its fair share of dramatic coastline, making for not only incredible scenery but also a superb beach holiday destination! The Pembrokeshire Peninsula which looks out over the Irish Sea promises rugged and steep limestone cliffs best enjoyed from the Pembrokeshire Coast National Trail. Along the way you will find enchanting villages, picturesque resort areas, idyllic fishing harbours, winding estuaries, and incredible, wide-open beaches

The Wales Coast Path traces the country's entire length, taking in perfect sandcastle-beaches and striking mountain passes weaving through the wilderness. The immense geological diversity can be enjoyed along with the extensive network of paths, while for some jaw-dropping architectural beauty, Caernarfon Castle and Caerphilly Castle are just two of the many sublime castles. While the utterly cosmopolitan Cardiff is brimming with splendid castles, arcades, and historical buildings, making it the perfect base for exploring the rest of the country!

Only two hours from London, getting into Wales is easy! Cardiff Airport, or one



of the London airports when visiting South Wales. Other cities served by international airports in England which offer reasonable access to parts of Wales include Bristol (for south Wales), Birmingham (for mid-Wales), Liverpool and Manchester (for north Wales). Along the coastlines the roads are excellent, and there is an extensive train service throughout the country.

## Local Amenities

Nearest Airport	<b>Anglesey Airport (82km)</b>
Nearest Airport 2	<b>Liverpool Airport (182km)</b>
Nearest Village	<b>Abersoch (1km)</b>
Nearest Town/City	<b>Pwllhwi (10km)</b>
Nearest Restaurant	<b>The Coconut Cove (200m)</b>
Nearest Bar/Pub	<b>The Vaynol (650m)</b>
Nearest Supermarket	<b>Spar (1km)</b>
Nearest Beach	<b>Abersoch Beach (1km)</b>
Nearest Golf	<b>Abersoch Golf Course (1km)</b>

## What we love

- Out in the wilderness, star-gazing in this part of the world is like no other, with fabulous dark skies – and you've got a huge garden from which to enjoy them!
- Oozing luxury and sophistication throughout, this sleek home offers stylish design, six bedrooms, five exquisite bathrooms and a dream kitchen for any budding chef!
- Just a short walk away is the vibrant heart of Abersoch, while Porthmadog is within 30 minutes and offers a whole host of amenities
- With an Xbox in the snug, a fully-equipped terrace and several living spaces, there's entertainment and space for all ages and tastes!

## What you should know...

- Please note that published rates are only valid for the current year. Any bookings for subsequent years will be on request only, and correct rates will be confirmed at the time of booking
- One of the bedrooms has a set of bunk beds, ideal for children
- Due to this idyllic remote location, we recommend car access throughout your stay

# Terms & Conditions

- Security deposit: No security deposit is required for booking this property
- Arrival time: 4pm
- Departure time: 9am
- Energy costs included?: Yes, included in the rental price
- Linen & towels included?: Bed linen is included in the rental price. Please note that guests will need to provide their own towels.
- End of stay cleaning included?: Yes, included in the rental price
- Internet access?: Yes, Wi-Fi is included in the rental price
- Changeover day: Friday
- Minimum stay: Please note that there is a 3-night minimum stay, this may be increased across peak dates
- Pets welcome?: A maximum of 2 well-behaved dogs are allowed on a request basis. There is an additional charge of £50 per dog, per stay. Dog breeds must be stated at time of booking.
- Smoking Allowed?: No smoking
- Other Ts and Cs: A baby cot & highchair can be provided on a request basis. Please bring your own cot linen.

**Please note that this home only accepts family bookings. The property is strictly no stag, hen do's or single sex groups and the property owner reserves the right to cancel the booking and retain the security deposit if guests do not comply on arrival.**