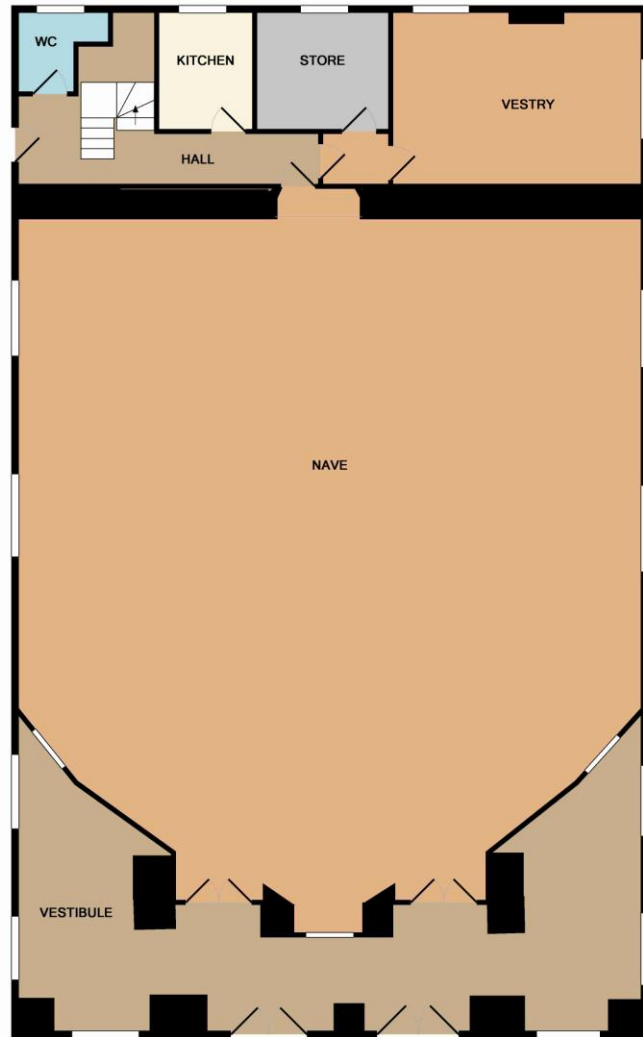


Ground Floor/Llawr Gwaelod



First Floor /Llawr Cyntaf



**Total Approx Floor Area
- 3050ft² (283.4m²)**



Cymerwyd pob gofal wrth baratoi'r manylion hyn, ond eu diben yw rhoi arweiniad cyffredinol yn unig, ac ni ellir gwarantu eu bod yn fanwl gywir. Cofiwch dŷn os bydd unrhyw bwynt sy'n neilltuo o bwysig, neu dylid ceisio gwiriad proffesiynol. Brasamcan yw'r holl ddimensiynau. Nid yw cyfeiriad at ddarnau gosod a gosodiadau a/neu gyfarpar yn golygu eu bod mewn cyflwr gweithredol effeithlon. Darperir ffotograffau er gwybodaeth gyffredinol, ac ni ellir casglu bod unrhyw eitem a ddangosir yn gywir sedig yn y pris gwerthu. Nid yw'r manylion hyn yn ffurfio contract na rhan o contract.

Every care has been taken with the preparation of these particulars but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of any fixtures fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.



Capel Bethania, Bethesda, Gwynedd LL57 3AB • £95,000
 Mae'r posibilidau yn ddiwedd i'r adeilad drawiadol yma – gadewch i'ch dychymyg redeg yn rhydd!
Mmm, the possibilities for such a fine building – let your imagination run free!

- Grade II Listed Welsh Chapel Dated 1885
- Eye-Catching Red Brick Exterior
- Untouched Interior - Immense Character
- Superb Architectural Detail
- Huge Residential Conversion Potential
- Gardens - Potential Off Road Parking
- Capel Rhestredig Gradd II Yn Dyddio O 1885
- Arwynebedd Allanol Wedi Ei Adeiladu Gyda Brics Coch Deniadol
- Tu Fewn Heb Ei Gyffwrdd – Cymeriad Aruthrol
- Manyllder Pensaerniol Gwych
- Potensial Enfawr Fel Trosiad Preswyl
- Gerddi – Potensial Am Barcio Preifat



Capel Bethania, Bethesda, Gwynedd LL57 3AB North Wales

Description: Dating back to 1885 is this distinctive red brick Grade II Listed Welsh Chapel by the architect Thomas Thomas – 1st National Architect of Wales, located in a prominent roadside position within the quarrying village of Bethesda which borders the Snowdonia National Park. The chapel, which held its last service in December 2015 offers a beautiful unrestored interior with immense character and some very eye-catching architectural features - the sample of photographs within these details providing some clues of its former glory. The property features a modern stained glass window over the entrance abstract – design by Christine Bird-Jones. The potential for conversion into a residential dwelling or apartments will no doubt be of interest to a developer - subject to all the necessary planning consents and approvals. Externally there are gardens to the front and side with the possibility for off road parking. The layout is as follows: Entrance Vestibule, Nave (the main hall), rear Hallway, WC, Vestry, Store, Kitchen, first floor Meeting Room with a further flight of stairs to a spacious roof space.

Location: The village of Bethesda is situated on the historic A5 thoroughfare, a village which dates back to when the Penrhyn slate quarry was the mainstay of employment in the locality and is still a major employer in the area to this day. Bethesda borders the beautiful Snowdonia National Park and is surrounded by magnificent countryside including the higher mountain ranges and the stunning Nant Francon Valley. A good range of amenities can be found within the village with three major village stores as well as a number of independent traders, eateries and pubs, schools, numerous leisure facilities (leisure centre, bowling and cricket clubs), the longest zip wire ride in Europe and a scenic cycle route. The nearest main shopping destination is the city of Bangor approximately 5 miles distant, well known for its university and has a vast choice of retailers as well as national rail links. The A55 expressway is only some 2 miles distant which ensures quick and easy access to the northern coastal attractions and the Isle of Anglesey.

Property Features

Ground Floor

Vestibule:	5' 8" X 41' 7" (1.75m X 12.69m)
Nave:	44' 3" X 41' 10" (13.50m X 12.77m)
Wc	
Vestry:	11' 5" X 15' 0" (3.50m X 4.59m)
Store:	7' 10" X 8' 11" (2.39m X 2.72m)
Kitchen:	7' 10" X 6' 3" (2.40m X 1.93m)



First Floor

Meeting Room:	11' 6" X 37' 10" (3.53m X 11.55m)
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Outside: Directly in front of the chapel is a raised lawn with two separate gated pathways at either end, one with steps the other with a gentler approach without steps. To the right is a further lawned garden with a slate wall boundary and a gate which opens to the side onto a private vehicular access driveway (not within the title). A pedestrian path encircles the entire chapel. There is an attached store/outbuilding located to the rear.

Directions: From Bangor, follow the A5 in the direction of Betws y Coed/Bethesda. Proceed into the village through the 30mph signs and past the first row of terraced houses on both sides of the road where you will find the chapel located on your left hand side.

Services: We are informed by the seller this property benefits from mains Water, Electricity and Drainage.

Heating: Electric Heating. The agent has tested no services, appliances or central heating system (if any).

Tenure: We have been informed the tenure is Freehold with vacant possession upon completion of sale. Vendor's solicitors should confirm title.

Viewing by Appointment

Tel: 01248 371212

Email: bangor@dafyddhardy.co.uk

Capel Bethania, Bethesda, Gwynedd LL57 3AB Gogledd Cymru

Disgrifiad: Yn dyddio o 1885 mae y Capel Gradd II rhestredig yma a gynllunwyd gan y pensaer Thomas Thomas – Arch Gynllunydd Capeli Cymru, wedi ei leoli mewn safle amlwg a chanolog ym mhentref chwarela Bethesda, ar ffiniau Parc Cenedlaethol Eryri. Mae'r capel, a chynhelwyd ei wasaneth dwythaf yn Rhagfyr 2015, yn cynnig nodweddion pensaernïol deniadol, gyda chymeriad arurthrol – mae'r lluniau o fewn y manylion yma yn rhoi awgrym o cyn-ogoniant yr adeilad. Un or nodweddion unigryw yw y ffenest wydr lliw, a ddylunwyd gan Christine Bird-Jones. Bydd y potensial i droi yr adeilad yn drigfa prews wyl neu fflatiau yn bendant o ddiddordeb i ddatblygwyr – yn amodol ar ganiatad ag amodau chynllunio. Yn allanol mae gerddi ir cefn ar ochr, gyda'r potensial am barcio preifat. Llunwyd yr adeilad fel y ganlyn: Mynediad, cyntedd, corff yr eglwys, cyntedd gefn, Wc, festri, storfa, cegin, ystafell gyfarfod llawr gyntaf, a grisiau yn dilyn l fyny i wagle ychwanegol eang.

Lleoliad: Mae hanes pentref Bethesda yn dyddio yn ol ir amser pan oedd chwarel lechi Penrhyn yn un o gyflogwyr mwyaf yr ardal, ac mae'n parhau i fod yn gyflogwr pwysig hyd at heddiw. Mae'r pentre wedi ei leoli ar ffiniau Parc Cenedlaethol Eryri, gyda phrydferthwch syfrdanol Nant Ffrancon a chefn gwlad odigol yn ei amgylchynu. Mae amrywiaeth dda o amwynderau yn y pentref, gyda thri brif siop, yn ogystal a masnachwyr annibynnol, bwytai, tai tafarn, ysgolion, cyfleusterau hamdden, a'r attyniad "Zip Wire" hiraf yn Ewrop. Y brif gyrchfan siopa agosaf yw dinas Bangor, wedi ei leoli tua pum milltir i ffwrdd, ag yn adnabyddus am ei brifysgol, amrywiaeth o fasnachwyr, cyfleusterau hamdden, a chysylltiadu rheilffordd cenedlaethol. Mae lleoliad gwibffordd yr A55 tua 2 filltir i ffwrdd yn sicrhau cymudiad cyfleus i Ogledd Lloegr ag Ynys Mon.

Nodweddion

Llawr Gwaelod

Cyntedd:	5' 8" X 41' 7" (1.75m X 12.69m)
Corff Yr Eglwys:	44' 3" X 41' 10" (13.50m X 12.77m)
Toiled	
Festri:	11' 5" X 15' 0" (3.50m X 4.59m)
Stôr:	7' 10" X 8' 11" (2.39m X 2.72m)
Cegin:	7' 10" X 6' 3" (2.40m X 1.93m)

Llawr Cyntaf

Ystafell Gyfarfod:	11' 6" X 37' 10" (3.53m X 11.55m)
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Tu Allan: Yn syth o flaen y capel mae lawnt wedi ei godi, gyda llwybr ar bob pen, un llwybr yn arwain at grisiau yn mynd l fyny at y lawnt, a'r llwybr arall ar lethr. I'r dde mae lawnt ychwanegol gyda ffin wal lechi a giat yn agor ar ddreif mynedol i gerbydau (ddim ar y teitl). Mae llwybr l gerddwyr yn amgylchynu y capel. Yn ychwanegol, mae storfa/adeilad allanol ynghlwm i gefn yr adeilad

Cyfarwyddiadau: O gyfeiriad Bangor, dilynwch yr A5 i gyfeiriad Betws Y Coed/Bethesda. Gyrrwch i fewn i'r pentref drwy'r arwyddion 30mya a heibio y rhes gyntaf o dai teras ar y ddwy ochr i'r lon, mae'r capel wedi ei leoli ar yr ochr chwith.

Gwasanaethau: Cawsom ddeall gan y gwerthwr fod gwasanaethau trydan, dwr a charffosiaeth yn yr adeilad.

Gwres: Gwres trydanol. Nid yw'r asiant wedi profi'r gwasanaethau, na'r system gwres canolog (os yn berthnasol).

Daliadaeth: Deallwn mae *freehold* yw'r daliad ac y bydd yn adeilad gwag pan gwblheir y gwerthiant. Dylai cyfreithiwr y gwerthwr gadarnhau y teitl.

Gweld Drwy Apwyntiad

Ffôn: 01248 371212

E-bost: bangor@dafyddhardy.co.uk

