



Alltyrodyn Hall  
Capel Dewi | Llandysul | Ceredigion | SA44 4PS

FINE & COUNTRY

# ALLTYRODYN HALL

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*Recognised by Cadw as a building of historic significance, this Grade II\* listed three-storey manor house has been attentively restored by its current owners, to create a perfect harmony of contemporary style and Georgian grandeur. A home worthy of its listed accolade; worthy of a family seeking the exceptional.*





A monumental home of national importance.

If you are searching for a truly special home in which to make special memories, we can think of no place more fitting than Alltrodyn Mansion.

The mansion began its life in Capel Dewi as part of an estate formed for the Lloyd family, believed to date back to the early 1800s. However, the estate and grounds are believed to have been a site for property since the 17th century. A number of the property's original features remain, including an original window (unearthed by the current owners during their renovations) and an impressive oak fireplace in the entrance hall, thought to date back to circa 1600. Various parts of the home encompass original materials - deemed to be of the finest quality during their time - including large slate floors and original oak timbers, sash and stained glass windows, original shutters, and intricate coving details throughout.

To date - and testament to its current owners' magnitudinal restoration efforts - the home has been transformed into a more accessible accommodation, with the inclusion of new central heating and plumbing systems, a commercial fire alarm system and a lift.

Situated over three storeys and spanning a staggering 13,000 sq ft, Alltrodyn Mansion offers prospective new owners the chance to raise their family and host their guests in one of the most prestigious and luxurious buildings in the country. The ground floor incorporates an impressive entrance hall with the focal original fireplace, leading further towards the inner hall with a grand wide staircase up to the first floor.

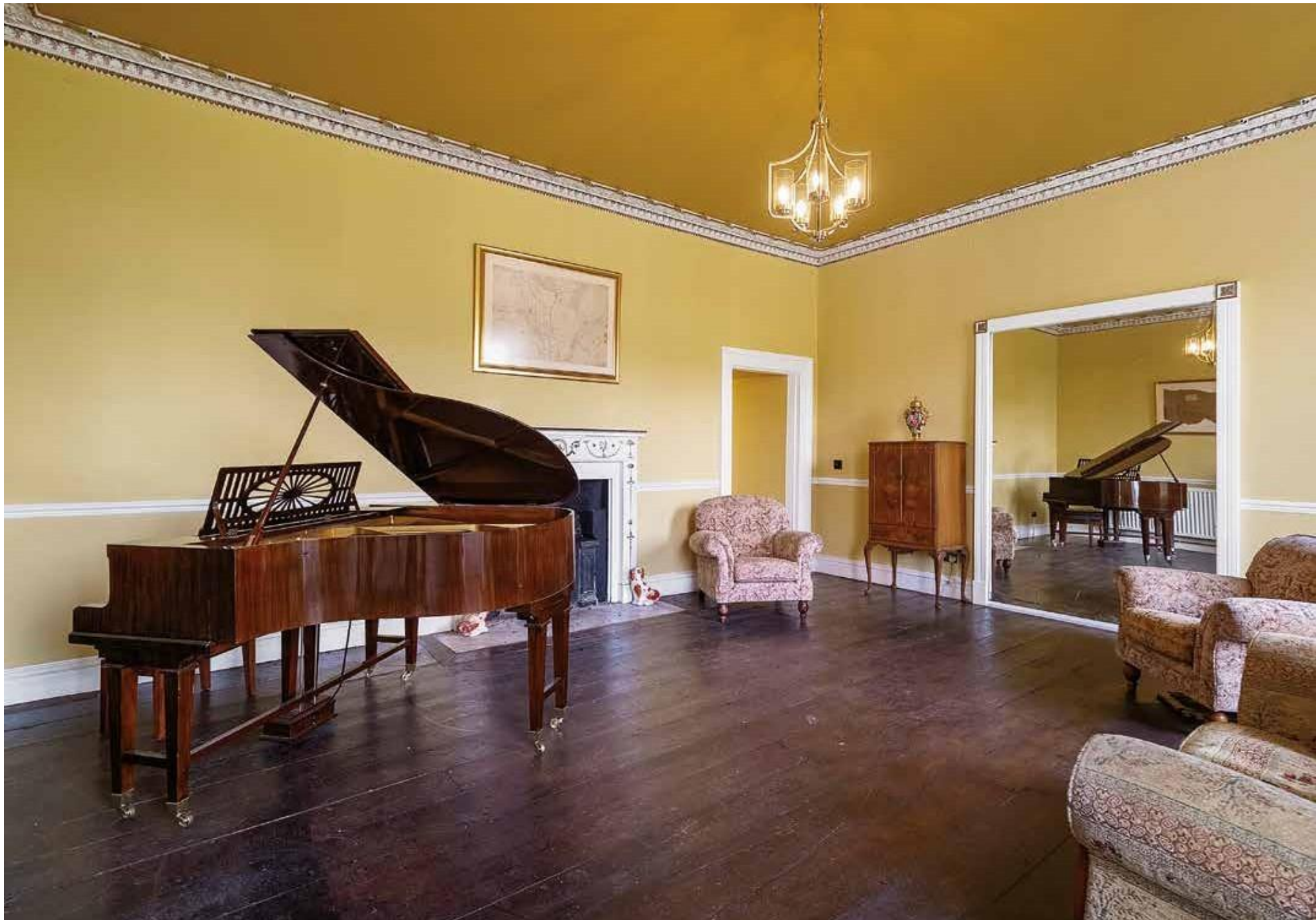


Within the ground floor lie reception rooms of varying proportions, two of which have been restored to function as a library and a bar area. The remaining rooms include a formal dining room, drawing room, snug and pantry, plus a majestic ballroom - perfect for hosting guests or celebrating special occasions. The kitchen, with adjoining scullery and larder, is found towards the rear of the home located around the outdoor courtyard. These rooms in particular have been renovated by the current owners using traditional methods - including hand-crafted lime render - to bring the former service range back to life from its former dilapidation. Originally containing a servants hall, salting room, dairy, brew house and laundry room, this space is now usable; even the roofs have been replaced and restored. A cloakroom with WC and the first of the property's bedrooms are situated just off the inner hall, but of course, each space can be tailored to best suit the requirements of your family.

The first floor incorporates a total of eight bedrooms, including a magnificent master suite with adjoining en-suite bathroom facilities. A family bathroom and separate shower room serve the remaining bedrooms. With a property of this magnitude, the number of bedrooms available provides a consummate blueprint for the needs of your family - whatever they may be. From playrooms to home offices, the sheer expanse of space will allow you to conceive anything you envision from your new home.

The second-floor attic was once utilised as two self-contained apartments, providing provisions for six bedrooms, two additional bathrooms, and two former kitchen areas.



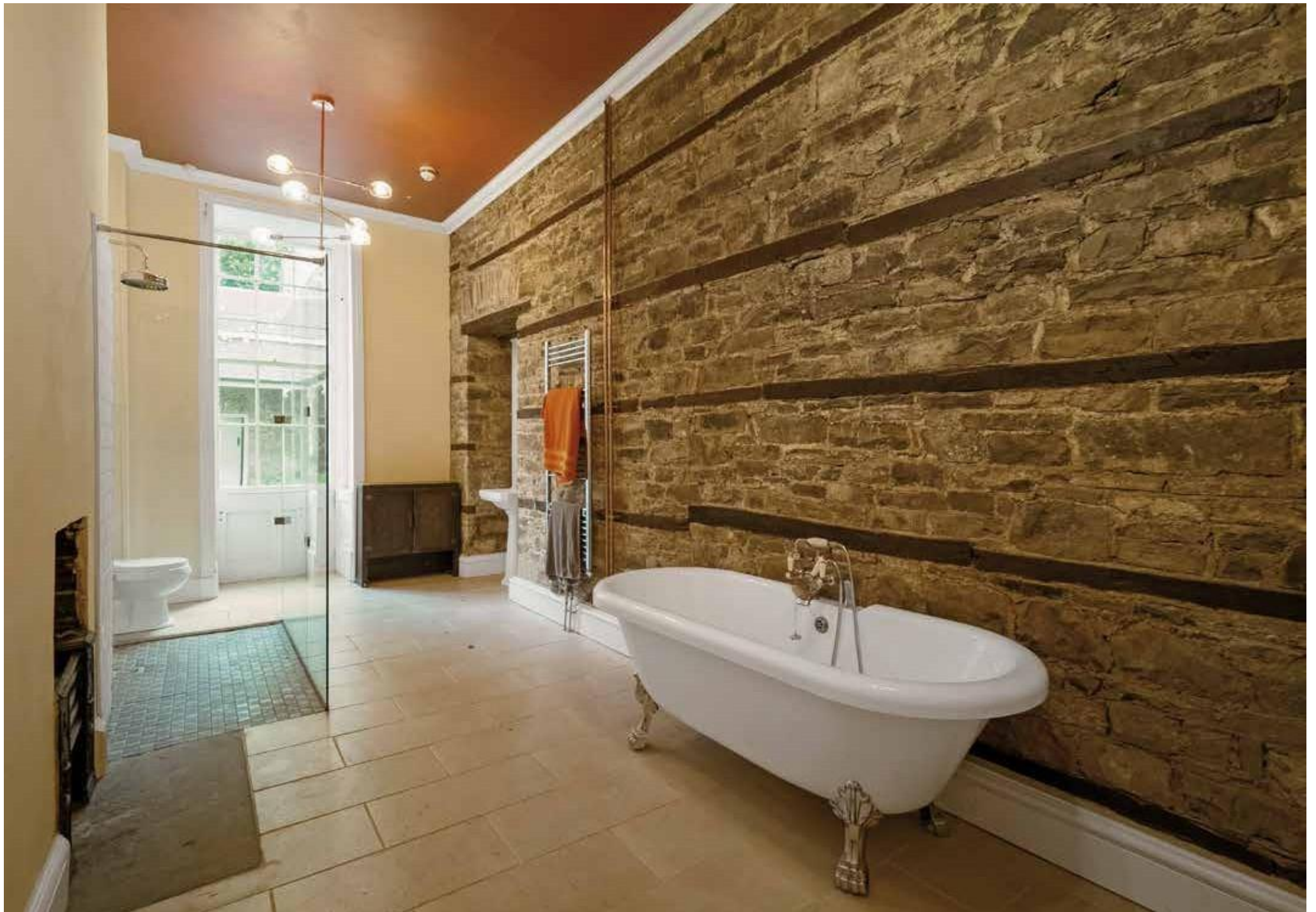










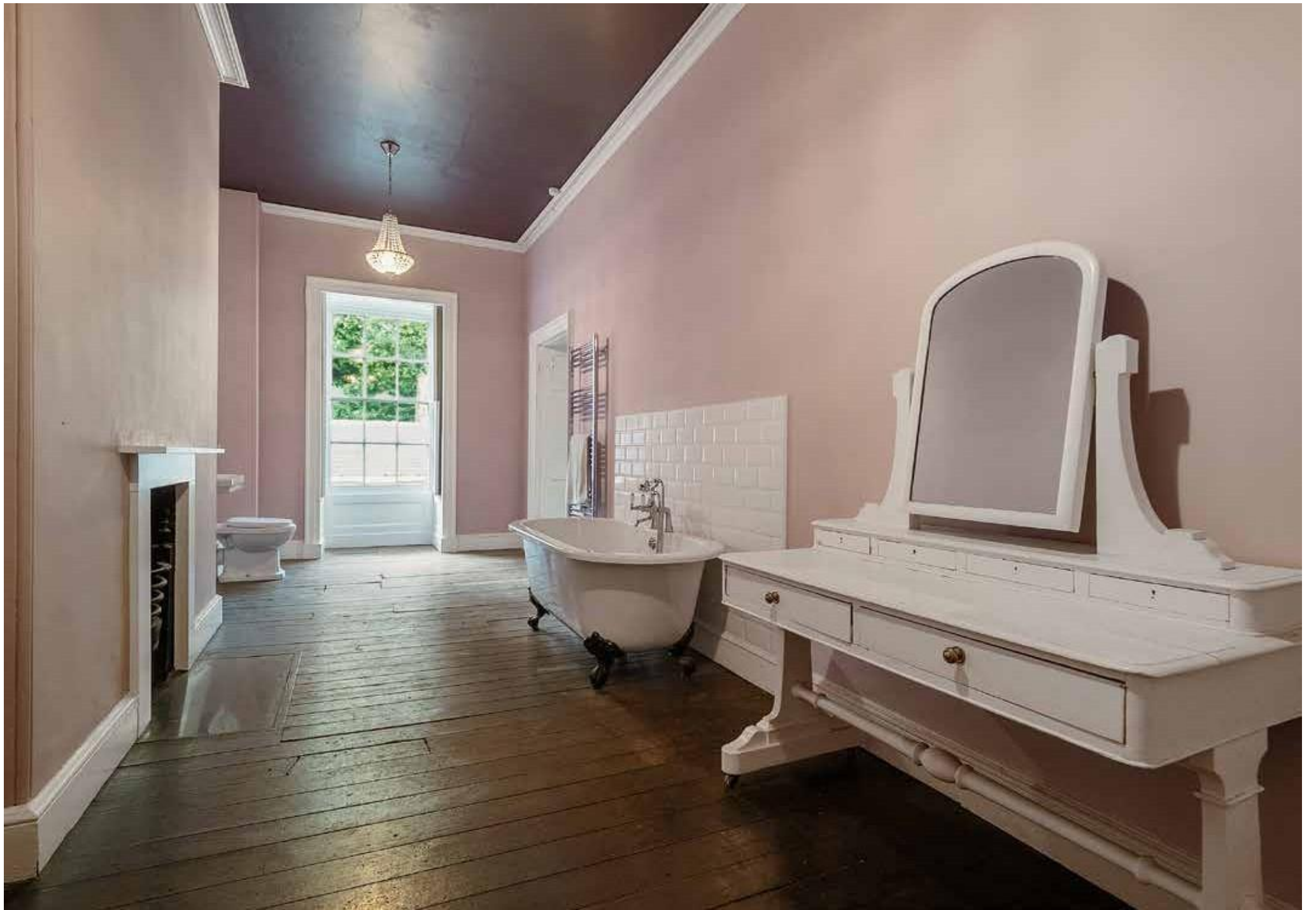


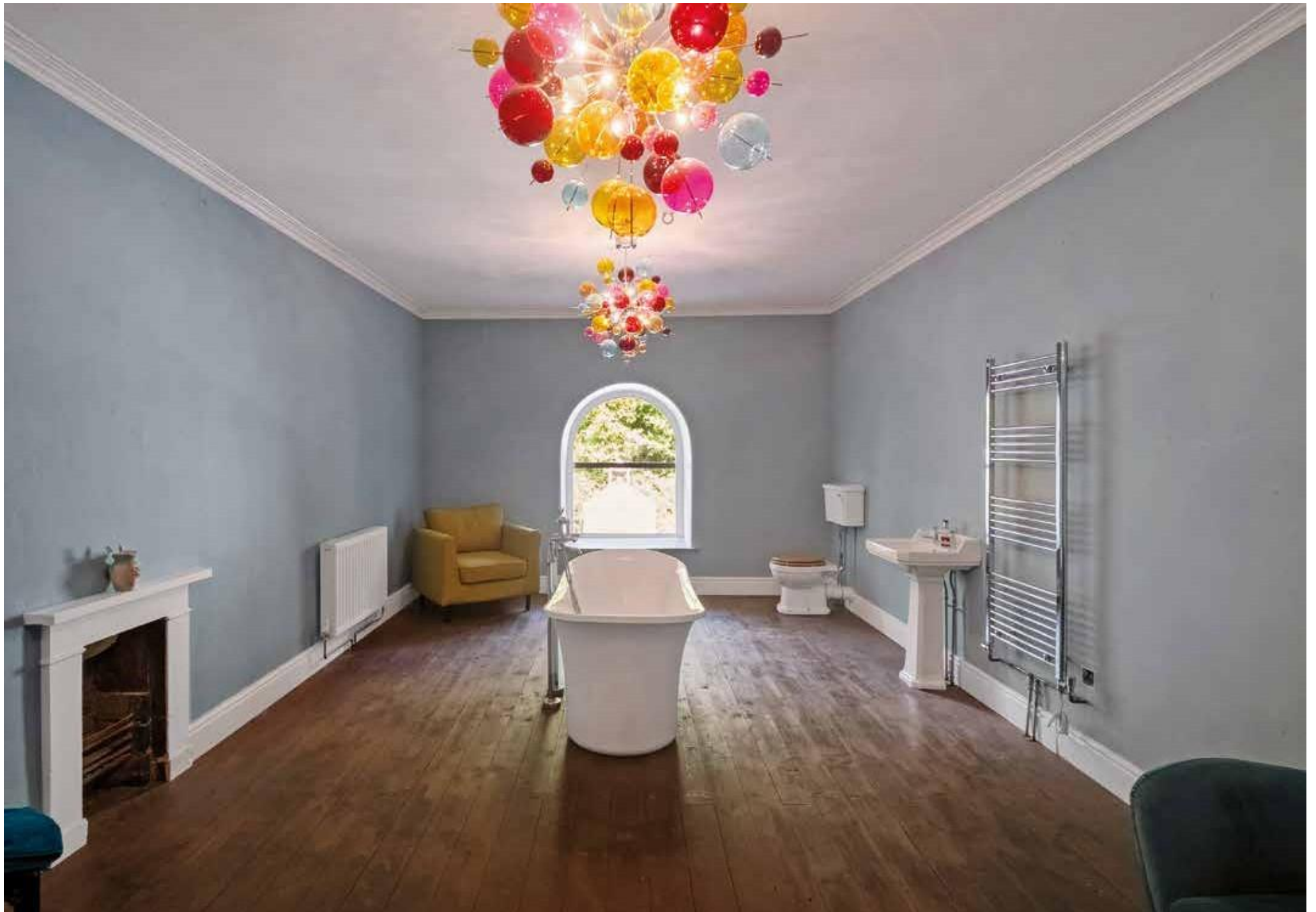
















#### Gardens, Grounds and Outbuildings:

Set within approximately 30 acres of grounds belonging to the estate, Alltyrodyn Mansion is accessed via a tree-lined private driveway. Within the expansive gardens lies a running walled garden and an historic Georgian Bath House, which according to British Listed Buildings, are also subject to Grade II listed status.

#### Surrounding Area:

Set within the beautiful Clettwr valley, approximately a mile from the village of Rhydowen, Alltyrodyn Mansion offers life in one Wales' most tranquil and serene locations. The university town of Lampeter lies 10 miles east, and the B459 easily connects the property to neighbouring villages within wider parts of the county. The Cardigan Bay shoreline is within easy reach of the mansion, with some of the area's most renowned resorts accessed in under 30 minutes by car.

A number of local state schools - both primary and secondary - can be reached within 15 minutes from the estate. Ysgol Bro Teifi is under a 10-minute drive, and the closest available state school for children of secondary education age. Independent schools within the vicinity of this home include Nant-y-Cwm Steiner School in Clynderwen and Llandovery College, both of which can be reached in around an hour's drive.

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Council Tax Band: H

EPC Exempt

Tenure: Freehold

Price £2,350,000



APPROXIMATE GROSS INTERNAL FLOOR AREA  
MAIN HOUSE : 15065 SQ FT  
GARAGE : 510 SQ FT  
TOTAL AREA : 15575 SQ FT



Agents notes: All measurements are approximate and for general guidance only and whilst every attempt has been made to ensure accuracy, they must not be relied on. The fixtures, fittings and appliances referred to have not been tested and therefore no guarantee can be given that they are in working order. Internal photographs are reproduced for general information and it must not be inferred that any item shown is included with the property. For a free valuation, contact the numbers listed on the brochure. Printed





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