



Llwyndewi

Rhydowen | Llandysul | SA44 4QF

FINE & COUNTRY

Llwyndewi

Llwyndewi

In a lovely rural position in West Wales and situated less than 30 minutes from Newquay, renowned for its breath-taking coastal landscapes, Llwyndewi, this characterful Welsh country home embodies a distinctive charm. Modernised with respect to its traditional heritage, it optimises its approximately seven-acre generous plot while showcasing a range of equestrian facilities.

Nestled in a semi-rural location with commuter links and amenities, this extended, detached character farmhouse offers flexible accommodation. With four reception rooms, four bedrooms, and two bathrooms, its ample and adaptable footprint occupies an elevated position that offers stunning views. Indeed, the main house offers potential for Multi-Generational living as it currently stands.

Equestrian enthusiasts will find a wealth of assets within the approximately 6.91-acre plot. The equestrian facilities include five high-quality stables, a secure tack room, a hay barn, a horsebox barn, and a tractor shed. The approximately 40m x 20m manège has been recently re-surfaced. The grounds, complete with split paddocks and post-and-rail fencing, facilitate land management and the potential implementation of a track system.

Riding opportunities abound in the vicinity, with Poppit Sands' spectacular beach riding and Brechfa Forest's exciting trails accessible within 40 and 20 minutes respectively.

An additional advantage is the purpose-built elevated garden studio located on the upper terrace, housing a home gym and sauna. With relevant permissions, this space offers versatility, suitable for a home office or potentially an annex for multi-generational living, a proposition previously granted consent.















Fine & Country West Wales

The Gallery, Station Approach, Station Building, Aberystwyth, SY23 1LH

Tel: 01974 299 055 | westwales@fineandcountry.com

FINE & COUNTRY
fineandcountry.com™