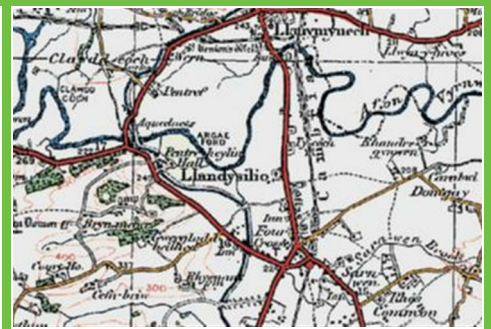


Town & Country

Estate & Letting Agents



Ty Llew Cottages , Llanymynech, SY22 6RB

Offers In The Region Of £450,000

CALLING ALL INVESTORS! Town and Country are pleased to present a fantastic and rare opportunity to acquire 5 One-bedroom terraced cottages, perfect as a rental investment. Each property has an open plan kitchen/living area on the ground floor with a bedroom on the first floor, with their own outside seating area and having ample parking. Viewings are highly recommend to appreciate what there is on offer.

Location



Take the Morda road out of Oswestry and at the junction with the A483 turn right. Pass through the villages of Pant and Llanymynech and proceed until reaching Four Crosses. Take the first left at the roundabout and then left again. Proceed past the petrol station and then at the mini roundabout take the first exit. Proceed straight and the property can be found on the left hand side with parking to the right of the property.

Directions



Situated in the village of Llandysilio, the property is within walking distance of local amenities such as the school, vets, convenience store and garage, with the larger towns of Welshpool and Oswestry close by which have railway links. accessible roads to Wrexham, Chester and Shrewsbury and a wider range of services. Welsh coastal Towns of Barmouth and Tywyn are less than 60 miles away.

Accommodation Comprises



Each of the cottages are, currently, let out on a residential basis. All with a similar layout, accommodation comprising an open plan Kitchen, Living/Dining Area, ground floor Shower Room and upstairs Bedroom.

To The Outside



Space to the front with room for an outdoor seating area and having access to ample parking.

To Book a Viewing

Viewing is strictly by appointment, please call our sales office on 01691 679631 to arrange.

To Make an Offer

Town and Country recommend that a prospective buyer/tenant follows the guidance of the Property Ombudsman and undertakes a physical viewing of the property and does not solely rely on virtual/video information when making their decision. Town and Country also advise it is best practice to view a property in person before making an offer.

To make an offer, please call our sales office on 01691 679631 and speak to a member of the sales team.

Town and Country Services

We offer a FREE valuation/market appraisal service from a trained representative with strong market knowledge and experience - We are a professional, independent company - We provide elegant, clear and concise brochures - Fully accompanied Viewings Available with regular viewing feedback - Full Colour Photography, including professional aerial photography when required - Full Colour Advertising - Eye catching For Sale Boards - Up-to-date buyer registration with a full property matching service - Sound Local Knowledge and Experience - State of the Art Technology - Motivated Professional Staff - All properties advertised on www.rightmove.co.uk, Zoopla, Onthemarket.com - VERY COMPETITIVE FEES FOR SELLING.

Hours Of Business

Our office is open:

Monday to Friday: 9.00am to 5.30pm

Saturday: 9.00am to 2.00pm

Additional Information

We would like to point out that all measurements, floor plans and photographs are for guidance purposes only (photographs may be taken with a wide angled/zoom lens), and dimensions, shapes and precise locations may differ to those set out in these sales particulars which are approximate and intended for guidance purposes only.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but most satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

Services

The agents have not tested the appliances listed in the particulars.

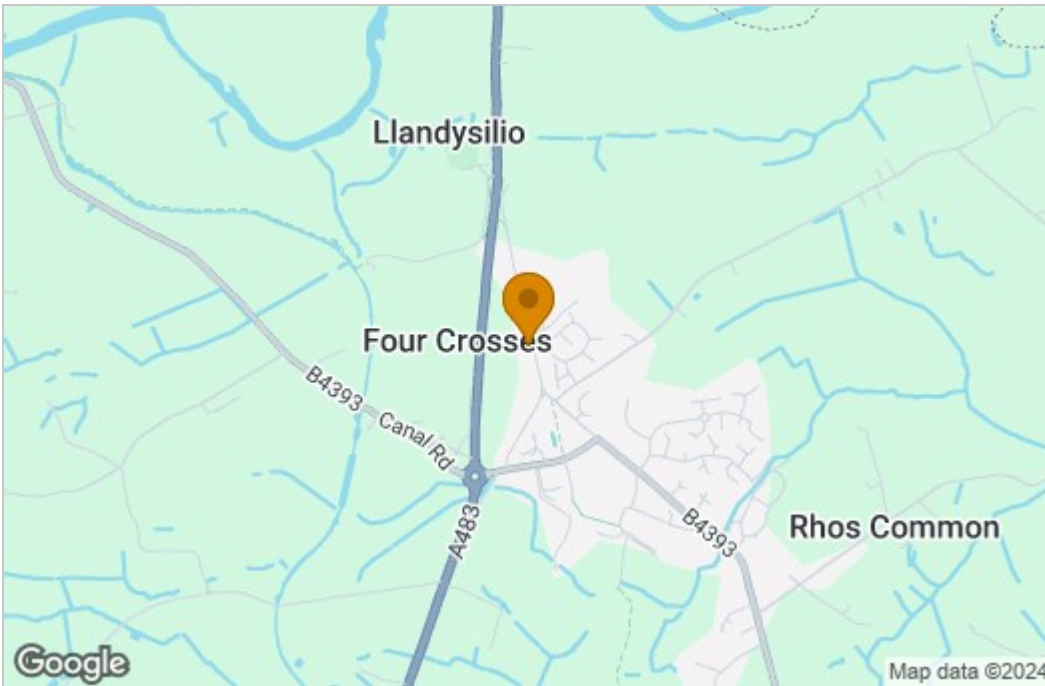
Tenure/Council Tax

We understand the property is freehold, although purchasers must make their own enquiries via their solicitor.

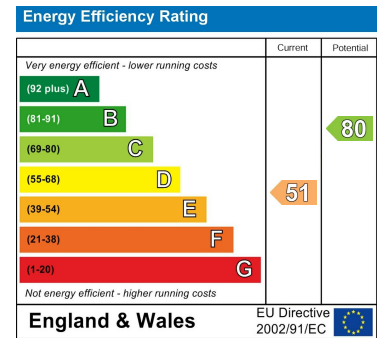
The Council tax is payable to Powys County Council and we believe the property to be in Band B.

Floor Plan

Area Map



Energy Efficiency Graph



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