

## Celtic Bunkhouse 10 School Road, Merthyr Tydfil, CF48 4JS

**£259,950**

360 WALK THROUGH TOUR AVAILABLE

**\*\* Substantial Detached Property \*\* Excellent Potential for Multiple Uses (Subject to Necessary Permissions Being Obtained) \*\***

Viewing essential to fully appreciate the size of accommodation on offer in this large detached property.

Ideally located for many attractions including Bike Park Wales, Brecon Beacons National Park, Taff Trail and many more. Currently able to sleep up to 17 people in 5 bedrooms with 5 shower rooms. There are 2 further first floor rooms, in need of renovation, with extra bedroom potential.

On the ground floor there is a communal lounge, dining room, kitchen and a further three rooms and wc.

There is off road parking to the front with garden and covered storage to the rear.

Excellent opportunity for any number of uses including B&B, Air BnB, Family Home, Care Home (Subject to the necessary permissions being obtained).



## Entrance Hall



Solid wood entrance door, two radiators, staircase to first floor.

## WC

WC, wash hand basin, radiator, understairs storage, double glazed window to side.

## Cloakroom 10'0" x 4'7" (3.06 x 1.40)

Half glazed door to side, radiator.

## Office 10'0" x 6'11" (3.07 x 2.11)

Double glazed window to front, radiator.

## Secure Storage 14'3" x 11'11" (4.36 x 3.64)



Window and half glazed door to side, radiator.

## Dining Room 14'2" x 10'6" (4.34 x 3.21)



Double glazed window to rear, radiator, open plan to kitchen/breakfast room.

## Kitchen/Breakfast Room 16'5" x 11'10" (5.02 x 3.63)



Comprehensively fitted with a range of base and wall cupboards with tiled splash backs, stainless steel sink unit, gas hob and ceramic hob both with extractor hood above, twin electric ovens, space for two washing machines, tumble driers, fridge/freezer and

dishwasher, wall mounted gas combination boiler, breakfast bar, radiator, two double glazed windows to side, window and half glazed door to rear.

## Lounge 19'0" x 11'11" (5.81 x 3.64)



Double glazed windows to front, side and rear, two radiators.

## First Floor Landing

Radiator, laminated wood flooring.

## Bedroom (Pen Y Fan) 14'5" x 13'8" (4.40 x 4.19)



Double glazed windows to side and rear, radiator, laminated wood flooring, twin wash hand basins.

## Bedroom (Corn Du) 8'11" x 7'8" (2.72 x 2.36)



Double glazed window to front, radiator, laminated wood flooring.

## En-Suite Shower Room

Tiled mains shower cubicle, wc, wash hand basin, tiled walls and floor, radiator.

**Bedroom (Cribyn) 10'11" x 8'10" (3.35 x 2.71)**



Double glazed windows to front and side, radiator, laminated wood flooring.  
Tiled mains shower cubicle, wash hand basin and wc.

**Bedroom 11'10" x 8'0" (3.63 x 2.45)**

Potential bedroom in need of renovation.  
Double glazed window to front, radiator.

**Bedroom 10'10" x 10'9" (3.31 x 3.28)**

Potential bedroom in need of renovation.  
Double glazed window to rear.

**Bedroom (Mynydd Mawr) 9'1" x 7'10" (2.79 x 2.40)**



Double glazed window to front, radiator, laminated wood flooring.  
Tiled main shower cubicle.  
Access into cloakroom with wc, wash hand basin, part tiled walls and tiled floor.

**Bedroom (Picws) 12'6" x 10'0" (3.82 x 3.05)**



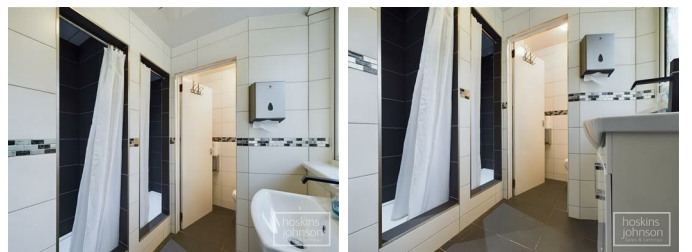
Double glazed window to side, radiator, laminated wood flooring.

**Bathroom (Picws)**



Tiled shower cubicle, wc, wash hand basin, tiled walls and floor, radiator, double glazed window to side.

**Bathroom (Pen y Fan)**



Twin shower cubicles, wc, wash hand basin, tiled walls and floor, radiator, double glazed window to rear.

**Outside**



Off road parking to the front.

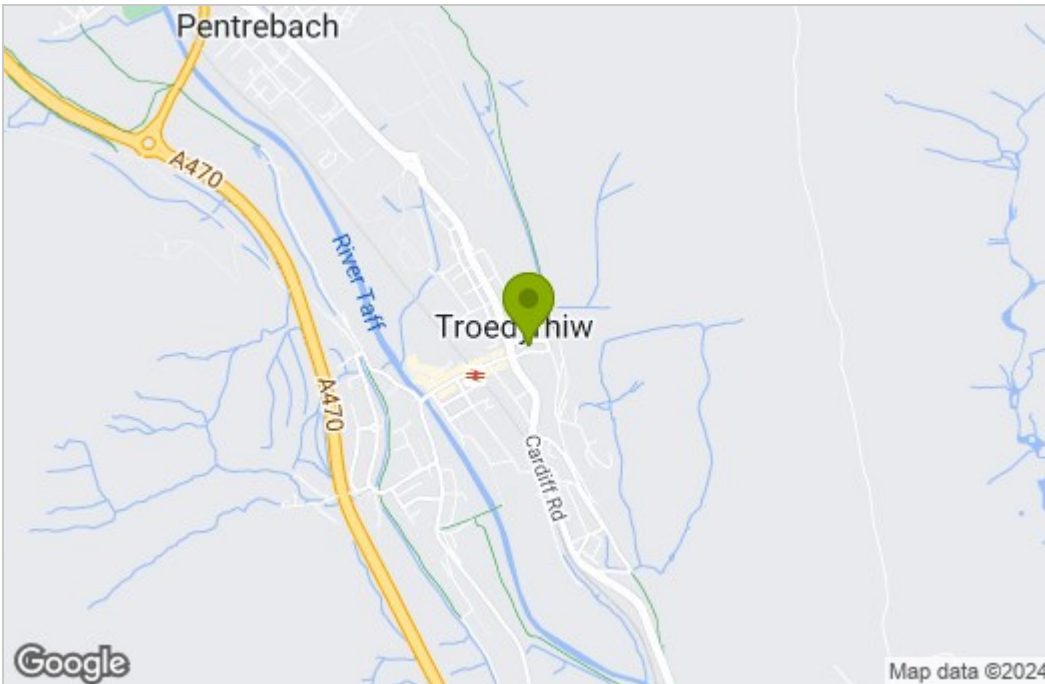
Access to rear garden with seating areas and covered storage.



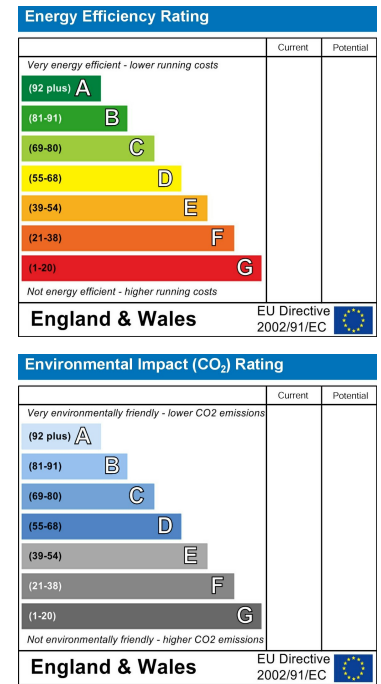
# Floor Plan



# Area Map



# Energy Efficiency Graph



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