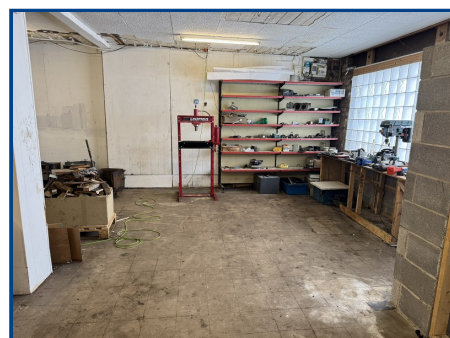


**Heol Gwys
Upper Cwmtwrch
Swansea.**

Price **£170,000**



- 2 Dwellings Sold As One
- The Old Post Office Stores
- 2 Bedroom Flat & Ground Floor Office Space
- Good Road Links To M4 Corridor
- Off-Road Parking
- Renovation Project



General Description

Former Post Office with First-Floor Flat – Full Renovation Opportunity!

Offered as one unique dwelling, this characterful detached property combines a former post office with an adjoining two-bedroom first-floor flat, presenting an exceptional renovation project for those with vision.

VIEWING RECOMMENDED TO APPRECIATE THE POTENTIAL!

Heol Gwys, Upper Cwmtwrch, Swansea.

Property Description

Offered as one unique dwelling, this characterful detached property combines a former post office with an adjoining two-bedroom first-floor flat, presenting an exceptional renovation project for those with vision.

The property benefits from solid fuel-fired central heating, off-road parking, and a detached garage, along with a secure rear garden and an additional rear storage room – ideal for workshop use or further development. Inside, the layout offers excellent potential, with the ground floor space ripe for conversion into a self-contained flat (subject to necessary planning permissions).

While the property requires comprehensive renovation throughout, it provides a rare opportunity to restore a historic building into a home.

Cwmtwrch benefits from a friendly village atmosphere, with local pubs and restaurants just a short walk away. The area is well-served for families, with schools only a short drive from the property. Just a few minutes away lies the town of Ystradgynlais, where you'll find supermarkets, shops, and a wide range of local amenities.

The location also offers excellent road links to the M4 and Swansea, while the stunning landscapes of Bannau Brycheiniog National Park are close by.

Ground Floor

Office (23' 2" x 22' 5") or (7.07m x 6.82m)

Kitchen (23' 11" x 10' 0") or (7.30m x 3.04m)

W.C. (5' 5" x 4' 0") or (1.65m x 1.22m)

First floor flat

Bathroom (7' 3" x 4' 8") or (2.22m x 1.43m)

Kitchen/Dining Room (16' 6" x 11' 9") or (5.02m x 3.57m)

Lounge (11' 6" x 11' 1") or (3.50m x 3.39m)

Bedroom 1 (10' 6" x 8' 7") or (3.19m x 2.61m)

Bedroom 2 (8' 11" x 6' 11") or (2.73m x 2.12m)

External

There is a storage room accessed externally, to the rear of the office.

The property benefits from secure off-road parking, and a detached garage **(2.50m x 4.90m)**.

In the garden to the rear, there are steps to access the first-floor flat.

Agents Notes

Central Heating is run off a solid fuel back boiler.

Tenure

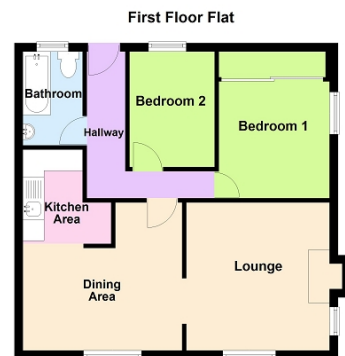
Freehold

Council Tax

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For illustrative purposes only. Not to scale; measurements and layouts are approximate. Buyers should verify all details independently. Plan produced using PlanUp.



Important notice

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Professional Services

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