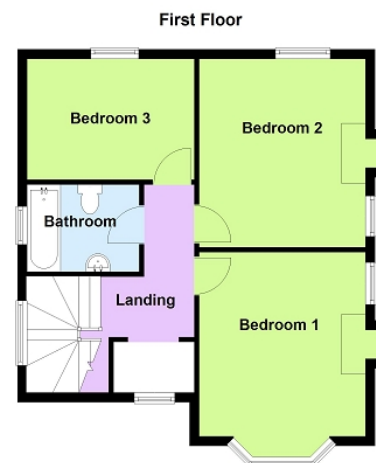


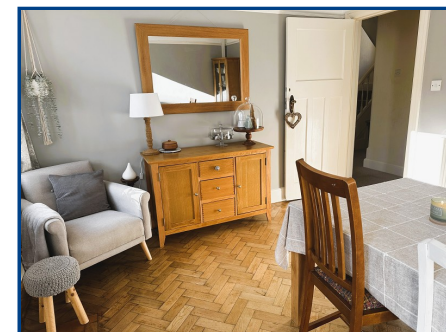


For illustrative purposes only. Not to scale; measurements and layouts are approximate. Buyers should verify all details independently.
Plan produced using PlanUp.



Glanrhyd Road Ystradgynlais Swansea.

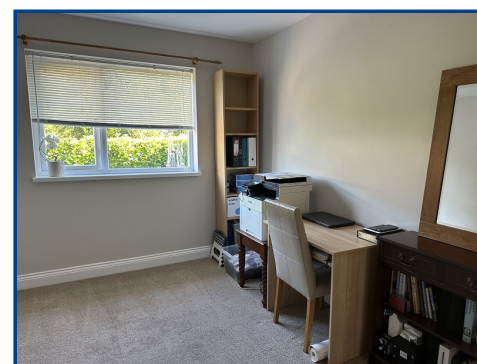
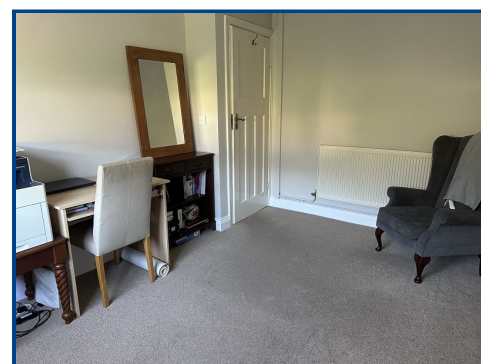
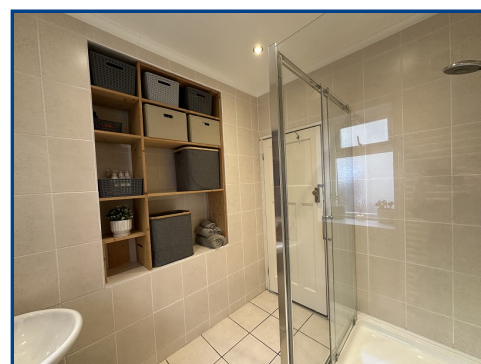
Price **£375,000**



- TRADITIONAL FEATURES WITH A MODERN TWIST
- VERSATILE ACCOMODATION
- 3/4 BEDROOMS
- RECEPTION 2 WAS USED AS 4TH BEDROOM
- BATHROOM & SHOWER ROOM
- LARGE ENCLOSED REAR GARDEN
- AMPLE OFF ROAD PARKING
- POPULAR LOCATION

General Description

Detached property sitting in a large corner plot in a prime location. Situated in the village of Glanrhyd in easy walking distance of Primary and Secondary Schools and many amenities this property is ideally suited for family living. Restored and extended to include a modern kitchen with a vaulted ceiling whilst retaining many original features such as Bay windows, a turned stairs with stained glass window, fireplaces, parquet flooring and an amazing ceiling in the living room. A must view to appreciate the light and airy feel and the traditional features of this wonderful family home.



Viewing: **01639 844 426**

Website: **www.ctf-uk.com**

Email: **ystradgynlais@ctf-uk.com**

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Professional Services

Our 14 chartered surveyors based at our offices throughout South, West & Mid Wales value and survey all property types - residential, rural & commercial . If you require professional property advice when purchasing or selling a property contact the team via surveys@ctf-uk.com.

Glanrhyd Road, Ystradgynlais, Swansea.

Property Description

Detached property sitting in a large corner plot in a prime location. Restored and extended to include a modern kitchen with a vaulted ceiling whilst retaining many original features such as Bay windows, a turned stairs with stained glass window, fireplaces, parquet flooring and an amazing ceiling in the living room. The property also benefits from a large enclosed rear garden with mountain views. And 3 useful outbuildings. Driveway to both sides provide ample parking. A must view to appreciate the light and airy feel and the traditional features of this wonderful family home .

Glandrhyd is a village within the Ystradgynlais neighbourhood with many amenities to include:

Schools, leisure centre with swimming pool, supermarkets, family friendly public houses serving food, social club and community hospital. The area also has public parks, riverside walks and a popular cycle/walking path. Whilst Ystradgynlais a thriving town with independent shops and cafes situated at the southern tip of Powys is less than a mile away. Good road links to the M4 Corridor and the Bannau Brycheiniog National Park

Hall

Enter through front door into hallway with turned stairs to first floor, under stairs

storage cupboard and corridor with access to all ground floor rooms.

Living Room (11' 5" x 12' 7") or (3.47m x 3.84m)

With bay window to front and window to side. Feature fireplace and feature ceiling. Parquet flooring.

Dining Room (12' 1" x 11' 5") or (3.69m x 3.47m)

With 2 windows to side, opening into kitchen and parquet flooring.

Kitchen (13' 4" x 12' 6") or (4.06m x 3.81m)

Fitted with a range of wall & base units with integrated dish washer and free standing 5 ring range style gas cooker and American style fridge freezer. Cloakroom area & high vaulted ceiling. Window to rear and side exit door. Part tiled walls and tiled floor.

Reception Room 2. (13' 1" x 9' 2") or (3.98m x 2.79m)

Second reception currently used as study but could also be a 4th bedroom as it is located next to ground floor shower room. With window to rear.

Shower Room (7' 10" x 7' 7") or (2.38m x 2.32m)

Well appointed with fully tiled walls and floor. Shower cubicle, WC & wash hand basin.

Feature shelved wall. Window to side & heated towel rail.

Study (7' 10" x 7' 7") or (2.38m x 2.32m)

With window to side. Currently used for storage. (No picture)

Landing

Turned stairs with Feature stained Glass window to side lead onto the landing with access to all first floor rooms.

Bedroom 1 (12' 10" x 12' 0") or (3.91m x 3.66m)

With bay window to front and window to side. Feature fireplace.

Bedroom 2 (12' 0" x 12' 11") or (3.66m x 3.93m)

With window to rear and side and feature fireplace.

Bedroom 3 (11' 4" x 8' 3") or (3.46m x 2.52m)

With window to rear.

Bathroom (8' 4" x 6' 0") or (2.54m x 1.82m)

Fully tiled walls and floor with fitted panelled bath, WC & wash hand basin. Window to side.

Walk in cupboard (5' 3" x 4' 7") or (1.60m x 1.40m)

With window to front. Currently used for storage. (No picture)

External

To the Front

Ample driveway parking to both sides

To the Rear

Enclosed garden with private patio area next to the house, large lawn with further patio area and a triangular area at the rear with raised beds etc for vegetable growing.

Lovely views across to the Varteg Mountain.

Outbuildings

Attached to the side of the property there is a large workshop with wooden doors accessed from the patio area with a further 2 separate buildings one of which used to be the garage but has been fitted out with kitchen units and the second used as an utility with plumbing for washing machine and ample storage.

Services

Mains electricity, mains water, mains gas, mains drainage

Tenure

Freehold

Council Tax

E

