

CORNER HOUSE

HIGH STREET | MEIFOD | POWYS | SY22 6BZ







Situated in the picturesque village of Meifod this stone period cottage boasts a wealth of character features and would suit Air B&B or residential buyers. The property is approached via a walled rear courtyard garden with covered pergola ideal for year round dining, lounge with Clearview wood burning stove providing heating and hot water, fitted kitchen, landing, duel aspect master bedroom and three piece bathroom and off the third floor landing is a triple aspect double bedrooms and a further slightly smaller bedroom. Viewing essential to appreciate the character of this lovely cottage.

Offers in the region of £175,000





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- **Charming Stone Period Cottage**
- **Situated In The Picturesque Village Of Meifod.**
- **Three Bedrooms And Three-Piece Bathroom**
- **Walled Courtyard With Covered Pergola**
- **Wealth Of Character Features Throughout**
- **Ideal For Airbnb Or Residential Use**

SITUATION

Meifod is a picturesque village nestled in the heart of the Vyrnwy Valley, surrounded by rolling countryside and renowned for its strong sense of community.

With its charming mix of traditional homes, well regarded primary school, local pub, church and village hall, Meifod offers a warm and welcoming atmosphere where neighbours know one another and village life flourishes

Its peaceful rural setting, scenic walking routes and vibrant community spirit make it an attractive choice for those seeking a tranquil lifestyle while remaining connected to a thriving local community

Enjoying a sought after village location and offering considerable lifestyle appeal, this charming property presents a rare opportunity to acquire a character home with potential for boutique guest accommodation in the heart of rural Mid Wales

ACCOMMODATION

Accessed via the attractive rear courtyard garden, the property opens seamlessly into a charming dual-aspect lounge, beautifully blending traditional character with modern comfort. A new Wi-Fi-enabled ceramic radiator has also been installed in the lounge, providing efficient and convenient heating.

The room features oak flooring, exposed ceiling beams and painted stonework, complemented by a striking brick chimney breast housing a Clearview stove, which provides both heating and hot water.

A useful shelved alcove adds practical storage and display space, while the dual-aspect windows create a light and welcoming atmosphere.

The well-appointed fitted kitchen offers a range of wall and base units, providing excellent storage and preparation space, complemented by a traditional ceramic sink.

Integrated appliances include a dishwasher and fridge, while a range cooker provides a practical and stylish focal point.

A useful under-stairs storage cupboard adds further convenience, and the front-facing window allows natural light to flood the room while offering the perfect spot to sit back and watch the world go by.

A charming and practical kitchen, ideally suited to everyday living and entertaining alike.

Full of warmth and character, this is a wonderfully cosy and inviting space in which to relax and unwind, perfectly capturing the charm of this delightful home.

The first-floor landing provides access to the second-floor bedrooms, while continuing the property's attractive blend of character features and practical living space.

The dual-aspect master bedroom is a particularly charming and characterful room, benefiting from an abundance of natural light.





ACCOMMODATION

Features include exposed wooden flooring, exposed ceiling beams and exposed brickwork to one wall, creating a warm and distinctive ambience. A built-in wardrobe with two hanging rails provides excellent storage, making this a comfortable and practical principal bedroom.

The bathroom is fitted with a white three-piece suite, comprising bath, wash hand basin and WC, with an electric shower over the bath.

Further character is provided by exposed ceiling beams and exposed wooden flooring, creating a stylish bathroom that complements the period feel of the property.

The second floor provides two further bedrooms, both retaining a wealth of the property's original character.

The triple-aspect double bedroom is a wonderfully bright and airy room, with windows on three elevations creating a light-filled and spacious feel.

Original period floorboards add warmth and character, making this an appealing and versatile bedroom.

The second bedroom is a slightly smaller yet charming room, featuring original floorboards and exposed ceiling beams, creating a cosy space with plenty of period appeal.

The premises were previously operated as a licensed café and shop, demonstrating their suitability for commercial use. Subject to obtaining the necessary permissions and complying with the correct regulations.

EXTERNALLY

The property is approached from the rear via a gated courtyard garden, offering a private and versatile outdoor space with excellent year-round appeal.

A covered pergola creates a superb sheltered area for alfresco dining and entertaining, making the courtyard an ideal extension of the living space throughout the seasons.

A large utility shed provides excellent practical storage and is fully plumbed, with space and connections for a washing machine and tumble dryer, together with room for a fridge freezer.

At the opposite end of the courtyard is a separate insulated garden room/shed, benefiting from both power and lighting and rear access to the bin store area.

Fitted with useful shelving and a worktop, this versatile space would make an excellent craft room, workshop or potting shed, depending on your needs.

Overall, the courtyard offers a rare combination of entertaining space, practical storage and flexible ancillary accommodation, making it a particularly appealing feature of the property.

SERVICES

Mains electricity, water, drainage and a back boiler - compact heating unit are connected at the property.

None of these services have been tested by Halls.

LOCAL AUTHORITY/TAX BAND

Powys County Council, Ty Maldwyn, Brook Street, Welshpool, SY21 7PH. Telephone: 01938 553001

The property is in band 'c'

TENURE

Freehold. Purchasers must confirm via their solicitor.

DIRECTIONS

Postcode for the property is SY22 6BZ

What3Words Reference is ///hindered.surely.aimed

VIEWINGS

Strictly by appointment only with the selling agents:
Halls, 14 Broad Street, Welshpool, Powys, SY21 7SD.

ANTI MONEY LAUNDERING CHECKS

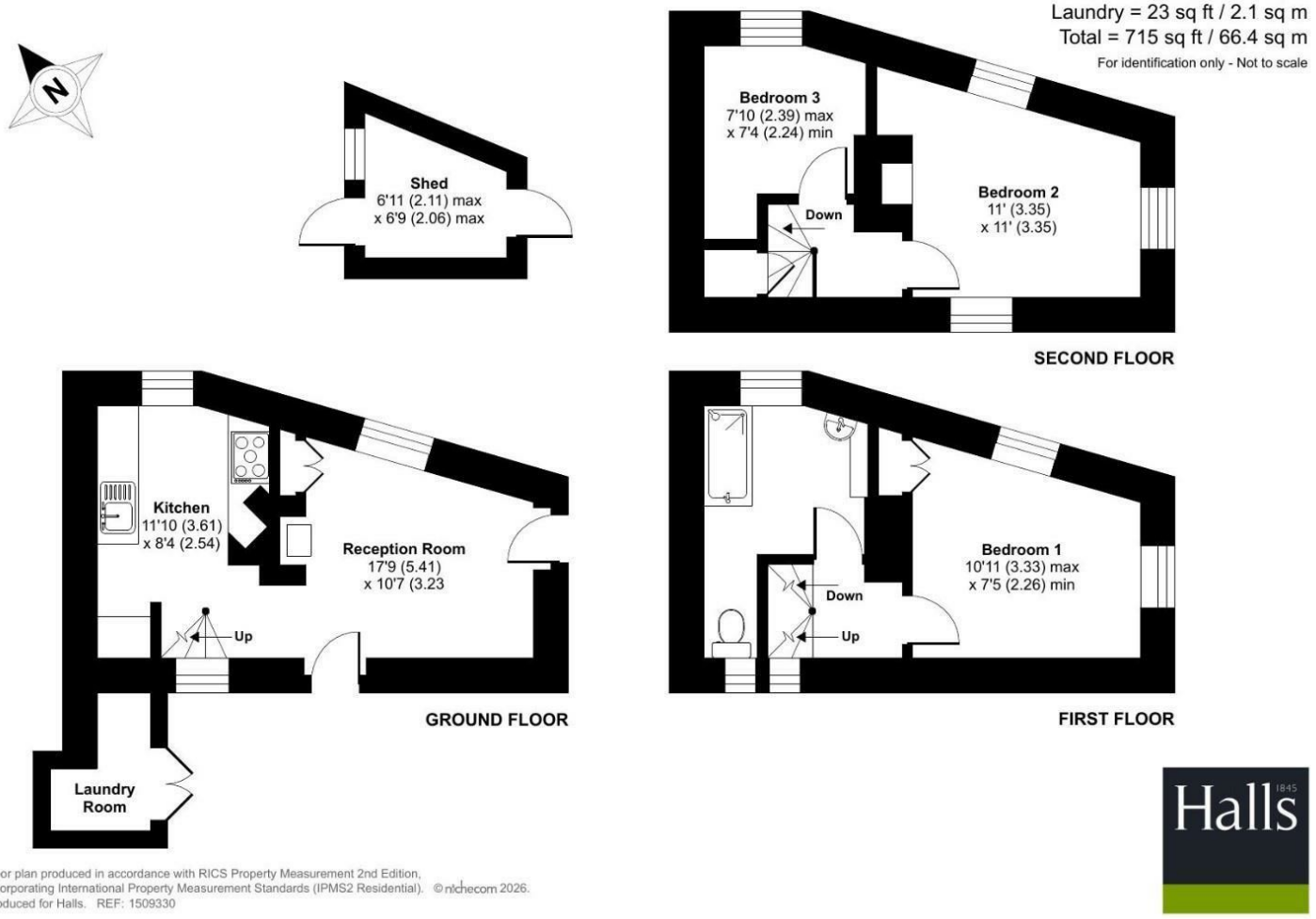
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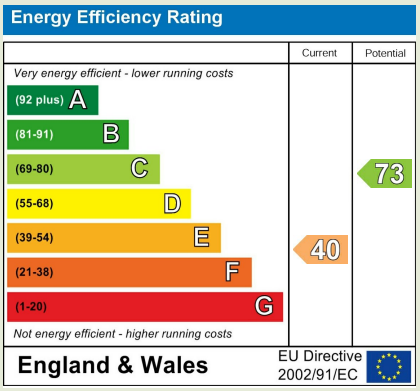
WEBSITES

Please note all of our properties can be viewed on the following websites:
www.hallsgb.com
www.rightmove.co.uk
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Approximate Area = 654 sq ft / 60.8 sq m
Shed = 38 sq ft / 3.5 sq m
Laundry = 23 sq ft / 2.1 sq m
Total = 715 sq ft / 66.4 sq m
For identification only - Not to scale



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). ©nichecom 2026. Produced for Halls. REF: 1509330



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