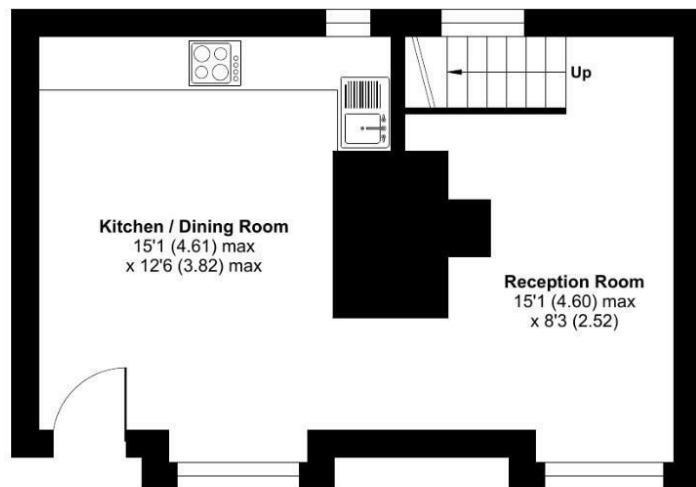


FOR SALE

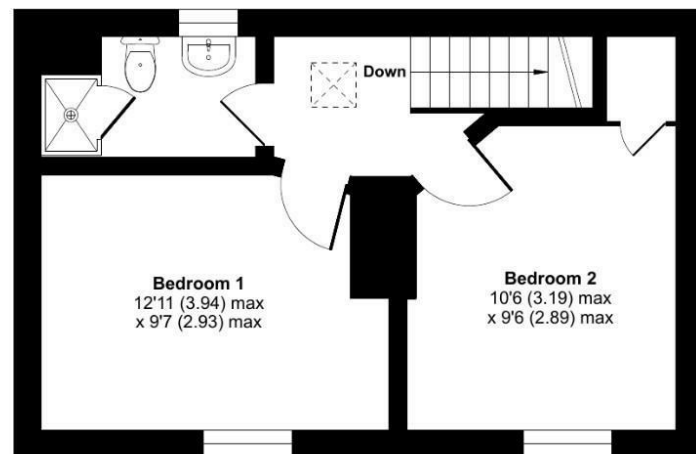
5 Castle Street, Montgomery, Powys, SY15 6PW

Halls 1845

Approximate Area = 683 sq ft / 63.4 sq m
For identification only - Not to scale



GROUND FLOOR



FIRST FLOOR



FOR SALE

Offers in the region of £160,000

5 Castle Street, Montgomery, Powys, SY15 6PW

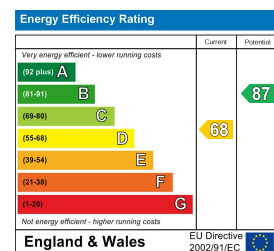
Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2025. Produced for Halls. REF: 1300267



Property to sell? We would be delighted to provide you with a free no obligation market assessment of your existing property. Please contact your local Halls office to make an appointment. **Mortgage/ financial advice.** We are able to recommend a completely independent financial advisor,

who is authorised and regulated by the FCA. Details can be provided upon request. **Do you require a surveyor?** We are able to recommend a completely independent chartered surveyor. Details can be provided upon request.

Energy Performance Rating



01938 555552

Welshpool Sales
14 Broad Street, Welshpool, Powys, SY21 7SD
E: welshpool@hallsgb.com



Situated in the popular town of Montgomery offering a wide range of amenities, this period semi detached property is situated close to the town centre and within a short walk to a local shop, café and public house. The well proportioned accommodation comprises of a kitchen/diner opening into the lounge with a wood burning stove set on slate hearth, a landing, two bedrooms with exposed floor boards and a shower room. The property has electric heating and is offered for sale with no onward chain.



IMPORTANT NOTICE. Halls Holdings Ltd and any joint agents for themselves, and for the Vendor of the property whose Agents they are, give notice that: (i) These particulars are produced in good faith, are set out as a general guide only and do not constitute any part of a contract (ii) No person in the employment of or any agent of or consultant to Halls Holdings has any authority to make or give any representation or warranty whatsoever in relation to this property (iii) Measurements, areas and distances are approximate. Floor plans and photographs are for guidance purposes only (photographs are taken with a wide angled / zoom lenses) and dimensions shapes and precise locations may differ (iv) It must not be assumed that the property has all the required planning or building regulation consents. Halls Holdings, Bowmen Way, Shrewsbury, Shropshire SY4 3DR. Registered in England 06597073.



1 Reception Room/s



2 Bedroom/s



1 Bath/Shower Room/s



- No Onward Chain
- Character Features
- Wood Burning Stove in Living Room
- Two Double Bedrooms
- Town Centre Location
- Viewing highly recommended

Timber entrance door leading into

Kitchen/ Dining Room

Fitted with a range of timber fronted wall and base units with laminate work surfaces, electric water heater, plumbing and space for washing machine, space for fridge freezer, electric hob and oven, extractor canopy, stainless steel sink drainer unit with mixer tap, window to rear elevation, wood block flooring, wall mounted storage heater, box bay window to front elevation, cupboard housing fuse board, opening into

Lounge

Stove set on slate hearth, wooden flooring, box bay window to front elevation, telephone point, wall mounted storage heater, double glazed window to rear elevation, exposed ceiling beams, stairs off.

Landing

Exposed floorboards, double glazed roof light, smoke alarm.

Bedroom One

Sash window to front elevation, exposed floorboards, wall mounted electric heater, built-in wardrobe.

Bedroom Two

Sash window to front elevation, exposed floorboards, wall mounted electric heater, loft access.

Shower Room

Walk-in electric shower, low level W.C., pedestal wash hand basin, double glazed window to rear elevation, extractor fan, wall mounted electric heater.

Services

Mains electricity, water, drainage and electric heating are connected at the property. A valid EICR certificate can be provided.

Local Authority/Tax Band

Powys County Council, Ty Maldwyn, Brook Street, Welshpool, SY21 7PH. Telephone: 01938 553001
The property is in band 'C'

Viewings

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

Directions

Postcode for the property is SY15 6PW

What3Words Reference is notch.acrobat.meanings

Anti Money Laundering Checks

We are legally obligated to undertake anti-money laundering checks on all property purchasers. Whilst we are responsible for ensuring that these checks, and any ongoing monitoring, are conducted properly; the initial checks will be handled on our behalf by a specialist company, Movebutler, who will reach out to you once your offer has been accepted.

The charge for these checks is £30 (including VAT) per purchaser, which covers the necessary data collection and any manual checks or monitoring that may be required. This cost must be paid in advance, directly to Movebutler, before a memorandum of sale can be issued, and is non-refundable. We thank you for your cooperation.

Websites

Please note all of our properties can be viewed on the following websites:
www.hallsgb.com
www.rightmove.co.uk
www.onthemarket.com