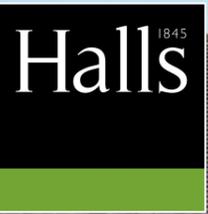


FOR SALE

106 Garth Owen, Newtown, Powys, SY16 1JW



Approximate Area = 1445 sq ft / 134.2 sq m
Limited Use Area(s) = 136 sq ft / 12.6 sq m
Total = 1581 sq ft / 146.8 sq m
For identification only - Not to scale



FOR SALE

Offers in the region of £250,000

106 Garth Owen, Newtown, Powys, SY16 1JW

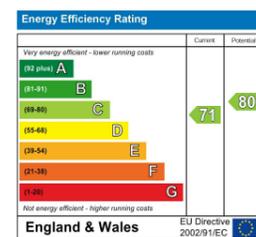
Floor plan produced in accordance with RICS Property Measurement 2nd Edition, incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2026. Produced for Halls. REF: 1415063



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



This extended four bedroom mid terrace property has undergone a scheme of refurbishment and now comprises entrance porch, generous lounge, extended and refitted kitchen/diner with central island, landing, two double bedrooms and refitted four piece family bathroom, landing and two further bedrooms. There is off road parking to the front and landscaped, low maintenance rear garden. The property has gas fired combination central heating and double glazing and must be viewed to be fully appreciated.



01938 555552

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



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- Recently refurbished throughout
- Refitted kitchen/diner featuring a central island
- Off-road parking to the front
- Landscaped low-maintenance rear garden
- Mains gas central heating
- Close to schools, shops and other amenities

Double glazed entrance door leading into

Entrance Porch

Wood laminate floor covering, double glazed windows to front elevation.

Entrance Hall

Stairs off, radiator, tongue and groove panelling to lower half of the walls, wood laminate floor covering, double glazed window to front elevation, meter cupboard, smoke alarm.

Lounge/ Dining Room

Double glazed window to front elevation, wood laminate floor covering, inset electric feature fire, built in storage cupboard, shelved alcove, television point, two radiators.

Utility Area

Under stairs storage cupboard, plumbing and space for washing machine, tile effect laminate floor covering, storage cupboards, laminate work surface.

W.C.

Wash hand basin set on stand, low level W.C., radiator, tiled floor covering.

Extended Kitchen/ Dining Room

Fitted with a range of base units with polished granite work surfaces, gas five ring hob, stainless steel extractor fan, electric grill and oven, recess spotlights, inset one and half bowl sink drainer unit, mixer tap, central island with breakfast bar, two radiators, larder cupboard, integrated full height fridge and freezer, exposed brickwork to one wall, television point, double glazed window to rear elevation, double glazed door to rear, integrated dishwasher (the hob, dishwasher and oven have recently been replaced), panel glazed door to

Side Passageway

Double glazed door to front.

Landing

Shelved storage cupboard, cloaks cupboard, double glazed window to front elevation, stairs off.

Bedroom One

Double glazed window to front elevation, radiator.

Bedroom Two

Double glazed window to rear elevation, radiator.

Family Bathroom

Comprising of a walk in corner shower, bath, pedestal wash hand basin, low level W.C., two frosted double glazed windows to rear elevation, cupboard housing Glow-worm gas fired combination boiler, heated chrome towel rail, tiled floor and walls.

Landing

Storage area.

Bedroom Three

Double glazed roof light, radiator.

Bedroom Four

Double glazed roof light, radiator.

Externally

To the front, the property has tarmac off road parking and to the rear is a paved patio entertaining area, artificial grass, raised decked entertaining area with timber fence surround, raised planters for ease of maintenance, outside tap, shed and courtesy lights.

Services

Mains electricity, water, drainage and gas heating 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'

Directions

Postcode for the property is SY16 1JW

What3Words Reference is harmony.rolled.apricot

Viewings

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

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