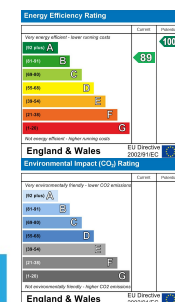


### Pantyrathro Lodge Llangain, Carmarthen, SA33 5AJ

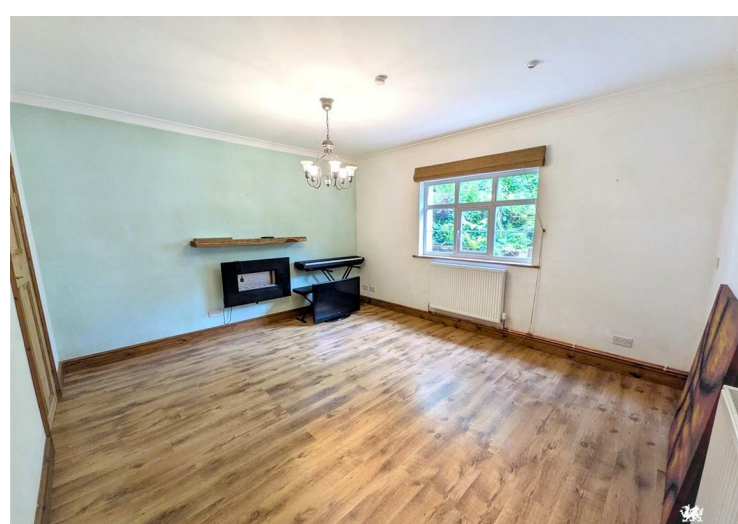
- DETACHED HOUSE
- THREE RECEPTION ROOMS
- VICTORIAN FEATURES
- OUTDOOR SECOND FLOOR TERRACE
- HEATING- AIR SOURCE HEAT PUMP
- FOUR BEDROOMS
- OFF ROAD PARKING
- SOLAR PANELS WITH OPTION TO CONNECT BATTERY
- SECLUDED LOCATION
- EPC-B

£495,000



COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

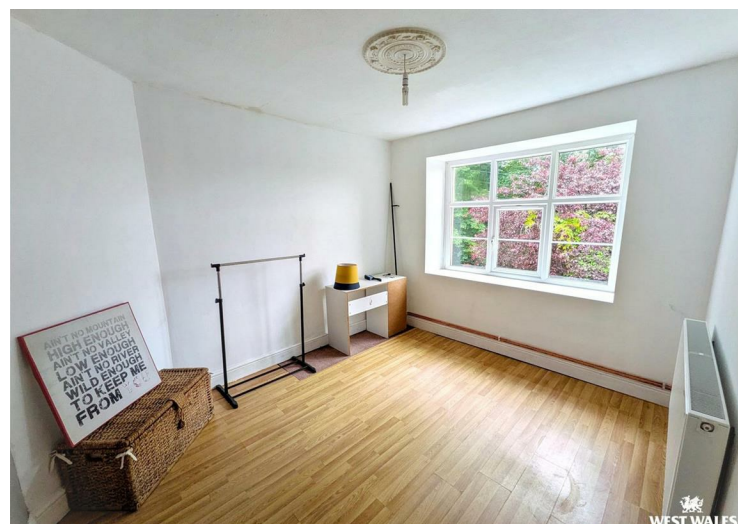




This detached Victorian home combines period character with a range of recent energy-efficiency improvements. Occupying a secluded position surrounded by mature greenery, the property offers four bedrooms, three reception rooms, off-road parking and a second-floor outdoor terrace.

The home retains many Victorian features while benefiting from substantial modern upgrades. A wood-burning stove forms a focal point within the main reception room and was professionally tested and cleaned on a regular basis.

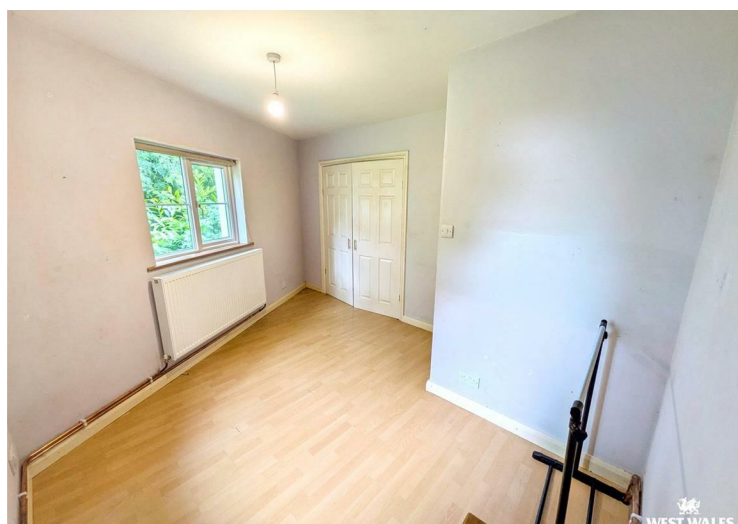
Extensive insulation works have been completed throughout the property. Internal walls were stripped back, re-studded, insulated and refurbished, significantly improving thermal performance. The loft and roof spaces have also been fully insulated and boarded, providing useful storage while further enhancing energy efficiency.



Renewable energy improvements include solar panels installed in September 2025, currently providing selling back to the national grid and offering the option to connect battery storage in the future. An air source heat pump was installed in October 2025, contributing to the property's impressive EPC Rating of B—an uncommon achievement for a Victorian home.

The gardens are a particular feature of the property, combining patio seating areas, lawn and established planting with a backdrop of mature woodland. The outdoor space offers a high degree of privacy, opportunities for gardening and growing, and plenty of room for relaxing or entertaining. The second-floor terrace provides an additional outdoor seating area from which to enjoy the surrounding greenery.

Combining Victorian character with modern sustainability, this is a home that offers both period charm and the benefits of extensive investment in energy efficiency.



### DIRECTIONS

From our offices on Dark gate, continue onto Lammas Street for about 0.2 miles. Turn right onto Morfa Lane (B4312), then at the roundabout turn left onto Picton Terrace (B4312) and continue following the B4312 for approximately 0.5 miles. Next, turn left onto Llansteffan Road (B4312) and stay on the B4312 for about 5.2 miles. Finally, turn right onto Pant Yr Athro, and your destination will be on the left. What3words: ///driftwood.garages.regard

See our website [www.westwalesproperties.co.uk](http://www.westwalesproperties.co.uk) in our TV channel to view our location videos about the area.