

Terry Thomas & Co

ESTATE AGENTS



Y Wenllys Ffynnongain Lane

Pwlltrap, St. Clears, Carmarthen, SA33 4AS

In the sought-after Pwlltrap area of St Clears, this charming detached bungalow offers a rare opportunity to create a truly special home in a picturesque semi-rural setting. Set within generous gardens and grounds, the property immediately impresses with its sense of space and potential. Boosting ample off-road parking for multiple vehicles, along with a garage. Inside, the bungalow accommodation features three comfortable bedrooms and a bright, spacious reception room. While already perfectly liveable, the property would benefit from sympathetic modernisation, offering an exciting opportunity for buyers to enhance and personalise the space to their own taste. The surrounding gardens are a particular highlight—generous in size and full of potential for landscaping, outdoor entertaining, or simply enjoying the peaceful atmosphere. With the beautiful countryside of Carmarthenshire on your doorstep and local amenities within easy reach, this home strikes a perfect balance between rural tranquillity and convenience.

A property with space, character, and scope—ideal for those looking to put down roots and create something truly special.

Offers in the region of £275,000

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Property
A detached three-bedroom bungalow set within generous-sized gardens and grounds, approached via a double pillared and gated entrance leading onto a tarmac driveway providing ample off-road parking and access to a single linked garage. The property benefits from gardens to both the front and rear, with pedestrian side access leading through to the rear garden.

Hallway
6'3" x 6'0" (1.92m x 1.84m)
A concreted pathway leads to a uPVC double glazed entrance door opening into the vestibule hall, with a window to the fore and doors leading into the lounge and dining room.

Lounge
5.46m x 4.07m
A spacious room featuring a fireplace with tiled surround and hearth, along with uPVC double glazed windows to the front and side elevations.

Dining room
3.69m x 3.40m
Benefiting from windows to the front and side and provides access through to the kitchen.

Kitchen
3.51m x 3.65m
Fitted with a range of base and eye-level units with

distressed oak effect door and drawer fronts, complemented by granite-effect work surfaces incorporating a one and a half bowl stainless steel sink. There is space for an electric cooker, and the room also houses a Greenstar Heatslave 18/25 oil-fired boiler serving the central heating system and domestic hot water. A glazed door leads into the side entrance hall, with a further door returning to the inner hallway.

Inner Hallway
Provides access to the loft space, a built-in linen cupboard, and doors leading to all bedrooms and the shower room.

Shower Room
7'0" x 8'5" narrowing to 5'5" (2.15m x 2.57m narrowing to 1.67m)
Fitted with a corner shower enclosure with Triton power shower, pedestal wash hand basin and low-level WC with tiled walls and a window to the rear.

Bedroom 1
3.03m x 2.60m
uPVC double glazed window to the rear.

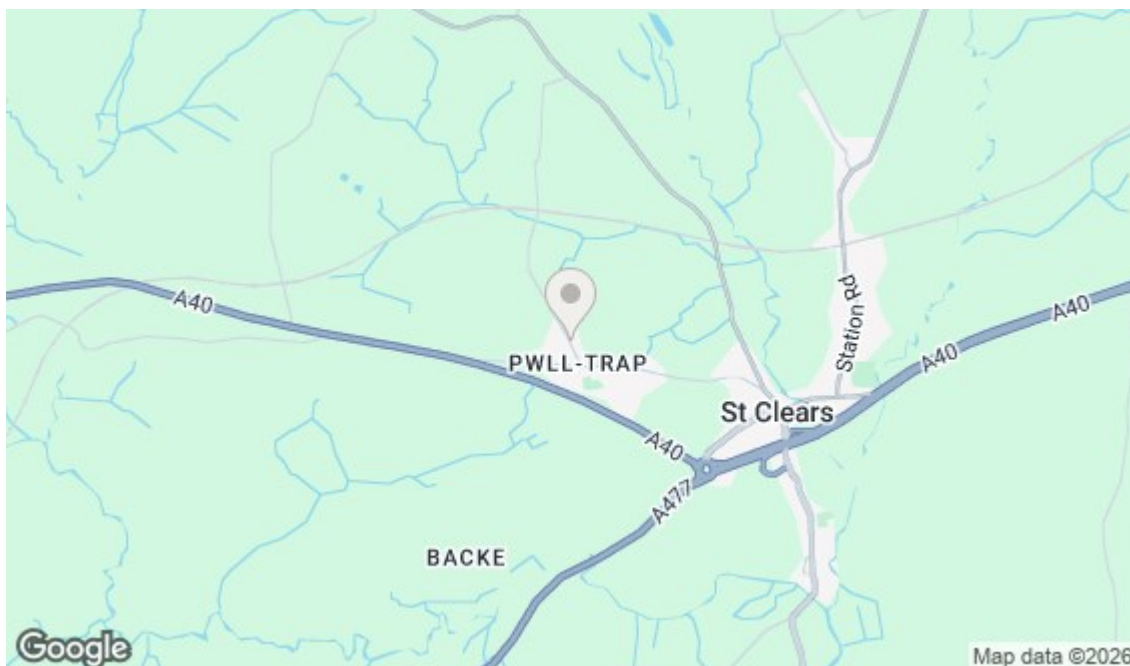
Bedroom 2
12'0" x 10'6" (max) (3.67m x 3.22m (max))

Bedroom 3
3.74m x 3.41m
uPVC double glazed window to the front, benefiting from a built-in wardrobe and storage cupboard.

Side Entrance Hallway
The side entrance hall provides access to a useful general-purpose store/utility area, a separate WC, and internal access to the single linked garage.

Garage
2.43m x 2.67m
Plumbing for a washing machine and a window to the rear. A uPVC door from this area also leads out to the rear garden.

Externally
The rear garden is level and mainly laid to lawn, intersected by concreted pathways and featuring a timber garden shed along with a variety of shrubs and planting. The garden enjoys a westerly aspect.





Floor Plan



Type: Bungalow - Detached

Tenure: Freehold

Council Tax Band: D

Services: Mains water, electricity and drainage.

Appliances: Any appliances/boilers mentioned in these details have not been tested by ourselves.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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