

3 bed cottage to buy in SY23

Cwmbrwyno, Goginan, Aberystwyth, Ceredigion, SY23 3PG

£170,000 Starting Bid

x 3 x 2 x 2

Tenure

Freehold

Driveway parking

Property features

- EPC Rating F

Key Information

- Council Tax: Band D
- EPC Rating: F
- Heating supply: Gas
- Electric supply: National Grid
- Water supply: Direct mains water
- Mobile signal: Poor

Arrange a viewing

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- Flexible viewing slots
- Accompanied viewings

Description

Tanyrallt is a traditional three-bedroom property situated in a rural location, surrounded by woodland and countryside.

The property offers accommodation across two floors, comprising a living room with a traditional fireplace, separate dining room, fitted kitchen and office space.

The first floor provides three bedrooms, including a primary bedroom with en-suite facilities, and a family bathroom.

Externally, the property benefits from off-road parking, a sloping garden with established vegetation and a detached outbuilding requiring further works.

The property offers spacious accommodation with traditional features and potential for further improvement.

Ground Floor

Entrance Hallway – 4.82m x 2.68m

Entrance hallway providing access to the ground-floor accommodation, with additional storage.

Office – 1.80m x 4.28m

Separate room suitable for use as a home office or study.

Living Room – 4.61m x 4.69m

Spacious living room featuring a traditional fireplace and wooden flooring.

Dining Room – 4.44m x 3.51m

Separate dining room with wooden flooring and access to the kitchen.

Kitchen – 4.91m x 3.60m

Fitted kitchen comprising base units, worktop space, open shelving and wooden flooring.

First Floor

Landing – 4.83m x 5.81m

Landing providing access to the bedrooms and family bathroom.

Primary Bedroom – 3.16m x 3.41m

Double bedroom benefiting from built-in storage and en-suite facilities.

En-Suite

Comprising WC and wash hand basin, with roof window.

Bedroom Two – 3.64m x 2.76m

Well-proportioned bedroom with space for furnishings.

Bedroom Three – 2.71m x 2.93m

Further bedroom suitable for a range of uses.

Family Bathroom

Bathroom comprising bath, wash hand basin and WC.

External

Garden

Sloping garden with established vegetation, stone boundary walls and an elevated seating area.

Parking

Off-road parking area situated alongside the property.

Outbuilding

Detached outbuilding requiring further works.

Additional Storage

Covered external storage area with access to the upper garden.

All measurements are approximate

Council Tax Band: D

Tenure: Freehold

Price: Starting Bid £170,000

Property Type: Cottage

Parking: Driveway

Year built: 1880

Construction materials: Stone built

Roofing type: Slate tiles

Risk of floods and or erosion: No

Flooded in last 5 years: No

Flood defences: No

Planning permissions or proposals for development: No

Coalfield or mining area: No

Listed property: No

Conservation area: No

Public rights of way: No

Adaptions for accessibility: No

Restrictions: No

Required access: Yes

Heating: Gas

Electric: National Grid

Water: Direct mains water

Water meter: No

Sewerage: Cesspit

Air conditioning: No

Mobile signal coverage: Poor

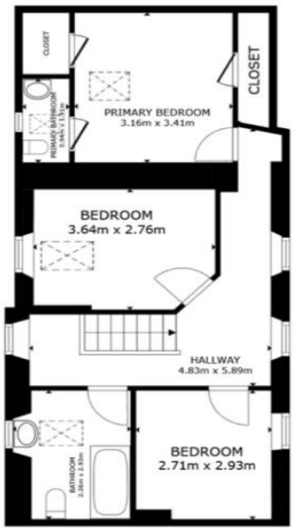
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GROUND FLOOR

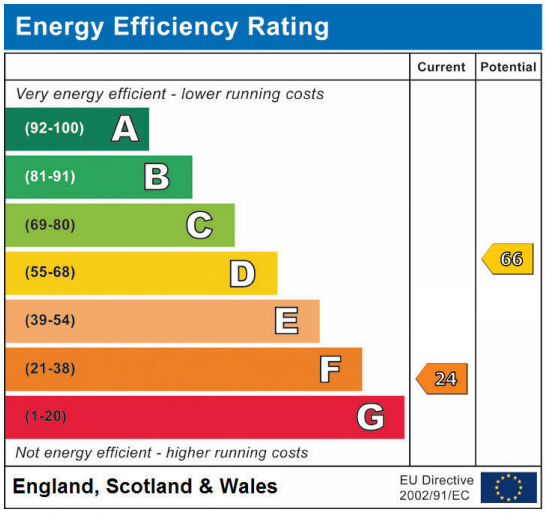


FLOOR 1

FIRST FLOOR



Floor plans are for illustrative purposes only. Measurements are approximate.



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Contact your local branch today for more information on this property:

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