

Roberts
Homes

SCAN ME
for photos
and video



 3  1  2  5

3 Bedroom Detached Bungalow - 1363.3 ft²

Pleasant View, Glyncynwal Road,
Upper Cwmtwrch, Swansea, SA9 2UR

£295,000



Situated in a peaceful location, this charming three-bedroom detached bungalow offers a tranquil retreat with a spacious layout that includes a lounge-diner, kitchen, family bathroom, and conservatory. The master bedroom is a standout feature, offering its own en-suite shower room, dressing room and French doors to the garden. The mature, multi-level, wrap-around garden provides a stunning backdrop to the property, with a variety of nooks and crannies to explore and includes a raised platform that offers views of the surrounding countryside.

Cwmtwrch meaning 'Valley of the Boar' is located in the valley of Afon Twrch, just off the A4067 some 15 miles north of Swansea. It enjoys several pub/restaurants, a garden centre, general stores and a golf-club. Education is served by a Welsh primary with Welsh and English secondaries in neighbouring Ystalyfera and Ystradgynlais, which also provides a bustling central shopping area with many unique, family-run, independent shops and cafés as well as larger chain stores and supermarkets located on the outskirts. Just up the road is The National Showcaves Centre for Wales, Craig y Nos Castle & Country Park, The Wales Ape and Monkey sanctuary, and Henrhyd Waterfalls. In less than 30 minutes' drive you can be deep in Bannau Brycheiniog (The Brecon Beacons National Park) itself or on the shores of Swansea Bay.

Roberts Homes 18 Station Road Swansea Powys SA9 1NT

01639 842013

hello@robertshomes.wales

<https://robertshomes.wales>

Consumer Protection from Unfair Trading Regulations 2008

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.

Entrance Hallway

Built in cupboard. Floor tiled. Loft access. uPVC double glazed door and side panel to front. Radiator.

Lounge/diner 8.10 m x 4.43 m (26'7" x 14'6") max approx

Patio doors to front leading to the conservatory. Window to rear. Two radiators.

Conservatory 2.67 m x 3.75 m (8'9" x 12'4") approx

Constructed from uPVC double glazed units above face brick wall. French doors to rear.

Kitchen 3.48 m x 3.49 m (11'5" x 11'5") approx

Fitted with a range of cream wall and base units to include an electric hob, oven and cooker hood plus an integrated dishwasher. Floor tiled. Window to rear. Radiator.

Inner hallway

Radiator.

Bedroom1 5.25 m x 3.28 m (17'3" x 10'9") approx

French doors to decked patio area. Window to side. Radiator.

Dressing room 1.78 m x 3.26 m (5'10" x 10'8") approx

Radiator.

En suite 2.25 m x 3.26 m (7'5" x 10'8") approx

Corner shower cubicle. Wash hand basin and w.c. Base cupboards to one wall. Floor and walls tiled. Window to rear Radiator.

Bedroom 2 3.47 m x 3.93 m 11'5" x 12'11" approx

Window to rear. Radiator.

Bedroom 3 2.53 m x 3.93 m (8'4" x 12'11") approx

Window to front. Radiator.

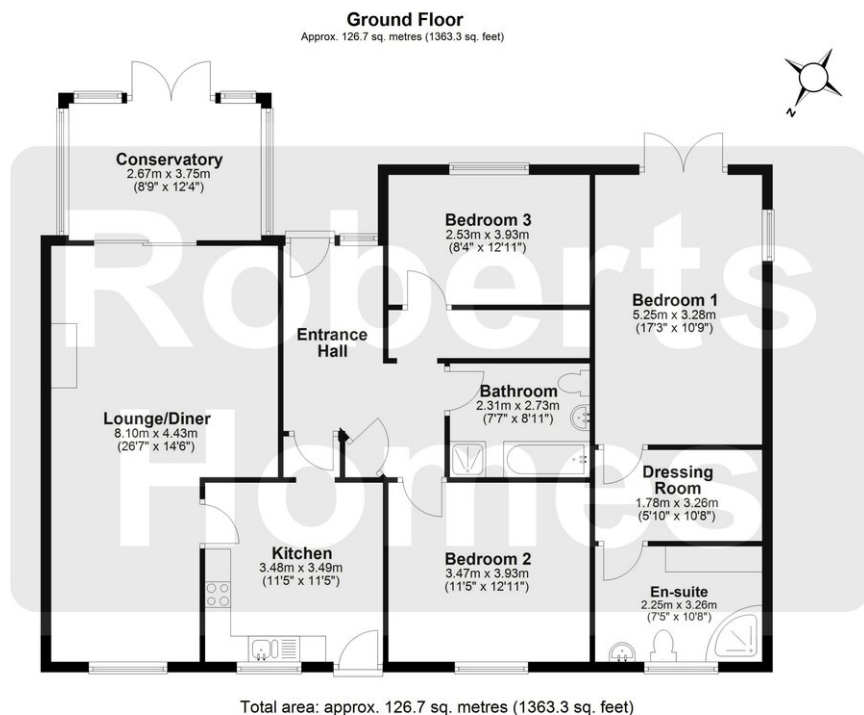
Bathroom 2.31 m x 2.73 m (7'7" x 8'11") approx

Bath, wash hand basin and w.c. plus a separate shower cubicle. Floor tiled and walls part tiled. Radiator.

Exterior

The bungalow is built sideways onto the road and enjoys a large wrap around garden which includes terraced areas laid to flowers and shrubs, lawns with fruit trees, raised vegetable bed and private patio areas. From one of the raised terraces the wooden "Hobbit House" provides a perfect setting to enjoy the winter sun. There is a tarmac parking area for three cars plus a long driveway laid to brick paviors.





The plan is for illustrative purposes only as a guide to the property's layout. It is not to scale and may not fully represent the intricacies or complete features of the property.



Tenure: Freehold

Council tax band: C (Powys County Council)

Services: Oil heating and hot water (no mains gas), mains water and drainage (advised no meter), mains electricity.

Viewing strictly by appointment with Roberts Homes.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		67
(39-54) E	53	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

**Roberts
Homes**

Selling houses for over 50 years and passionate about Ystradgynlais and the surrounding area, we are the local estate agent for Ystradgynlais and the Upper Swansea Valley. With a single office that's been a part of Ystradgynlais since 1972, we're a truly local business. Our staff live and work in Ystradgynlais and are active participants in the community. As strong supporters of local business, we're invested in seeing Ystradgynlais and the surrounding areas thrive.

zoopla

OnTheMarket



Roberts Homes 18 Station Road Swansea Powys SA9 1NT

01639 842013

hello@robertshomes.wales

https://robertshomes.wales

Consumer Protection from Unfair Trading Regulations 2008

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantee can be given with regard to planning permissions or fitness for purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested Parties are advised to check availability and make an appointment to view before travelling to see a property.