



Llanbryn-mair
Powys
SY19

Offers In Excess Of £240,000

bettermove

Llanbrynmair

Bettermove are proud to present this 2 bedroom detached bungalow in Llanbrynmair.

This property benefits from double glazing, solar water, and oil heating throughout, with off road parking available via the driveway.

The council tax band is C.

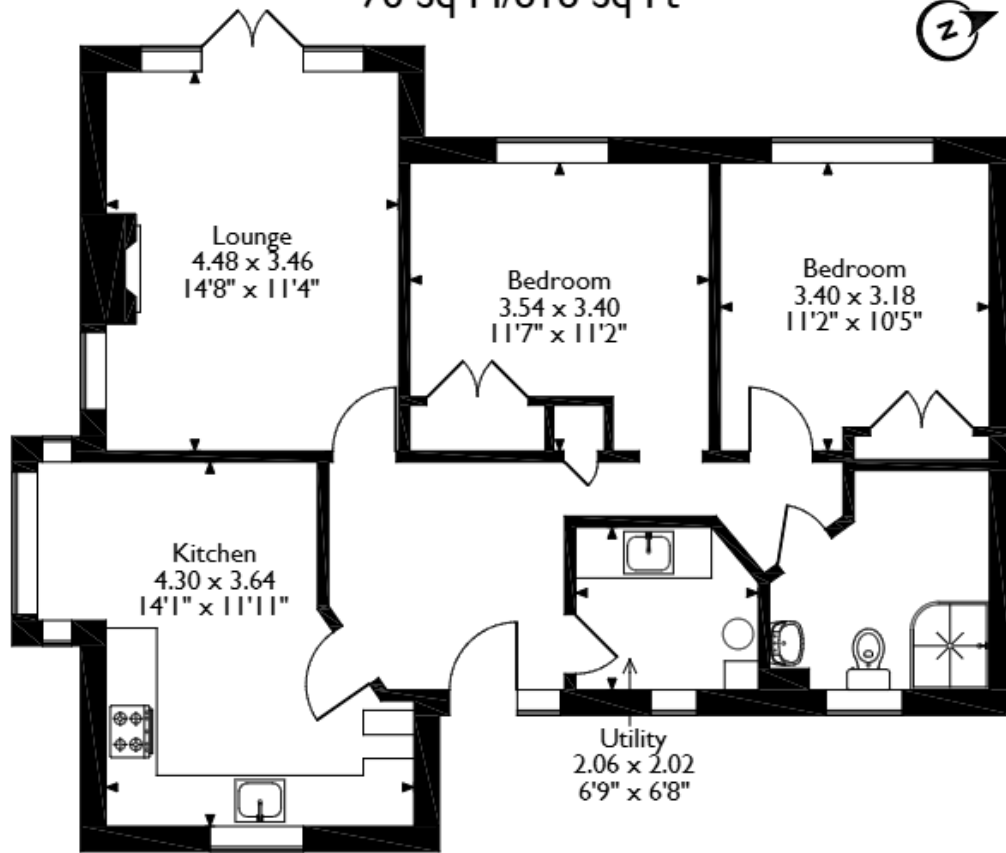
The interior of this well presented property comprises a spacious living room, fitted kitchen, utility room, two double bedrooms, and a shower room. The exterior boasts both side, and rear gardens, perfect for enjoying the summer months.

Located in the sought after village of Llanbrynmair, the property is close to a range of amenities, including shops, supermarkets, restaurants, and pubs. Excellent transport links can be found from Caersws (11.4 miles), and Machynlleth (11.4 miles) train stations, a variety of local bus routes, and quick access to the A470.

This exciting opportunity should not be missed! All enquiries can be made through Bettermove.



Maes-y-Blodai, Llanbryn-mair, Llanbryn-mair
Approximate Gross Internal Area
76 Sq M/818 Sq Ft



Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		100
(81-91) B		
(69-80) C	75	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92+) A		100
(81-91) B		
(69-80) C	73	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England, Scotland & Wales		
	EU Directive 2002/91/EC	



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