



BWTHYN TRAETH NEWYDD

Pantyderi | Blaenffos | Boncath | West Glamorgan | SA37 0JB

FINE & COUNTRY

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Fine and Country West Wales and Homes of Wales, are delighted to offer the coastal detached home of Bwthyn Traeth onto the market. This well situated, charming three bedroom detached home is located in the enviable village, location of Tresaith coast south of Ceredigion.

The property itself offers good sized accommodation throughout and also enjoys sea views, imaginatively designed gardens to the rear, a sitting room / kitchen / breakfast room with a modern range of eye and base level units with doors that lead out onto the front and rear patios. There is a large staircase to the master bedroom and en-suite. Additionally, there are two ground floor bedrooms with a family bathroom on the ground floor.

The property offers double glazed windows, gas central heating, an attractive fireplace with potential for a wood burning stove, good outside areas, parking to the front and magnificent sea views from the sitting room and front garden.

Offered for sale with no onward chain, this property is sure to appeal to somebody looking to either purchase a memorable second home with excellent income potential or a coastal retreat in this idyllic West Wales location.





Video Link: <https://youtu.be/IPDqKNfBfgw>

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		76
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		













We specialise in offering the finest countryside, luxury, and special properties in Ceredigion, Pembrokeshire and all across West Wales. Our coverage includes Aberystwyth, Tregaron, Lampeter, Aberaeron, Newquay, Cardigan Bay and all the surrounding villages and area.

Our team possesses extensive regional knowledge, providing exceptional service for buying or selling properties. With a deep understanding of local markets, we offer accurate and current advice on trends and opportunities in the West Wales property market.

Renowned for its tranquil, rural, and unspoiled beauty, the region offers a peaceful escape with low crime rates, deserted beaches, and strong family values. We offer a range of country houses, old farmhouses, large character homes, and cottages to suit various tastes and budgets.

At Fine & Country West Wales, we pride ourselves on our expertise in the luxury property market across Ceredigion. Our aim is to deliver the best results for both buyers and sellers.

If you are selling your home, we provide tailored strategies and free marketing advice to help you achieve the best price. We also offer a Re-Launch Strategy for properties that have been off or on the market for an extended period, all in complete confidence. We are passionate about helping you find your dream home or secure the best price for your property.

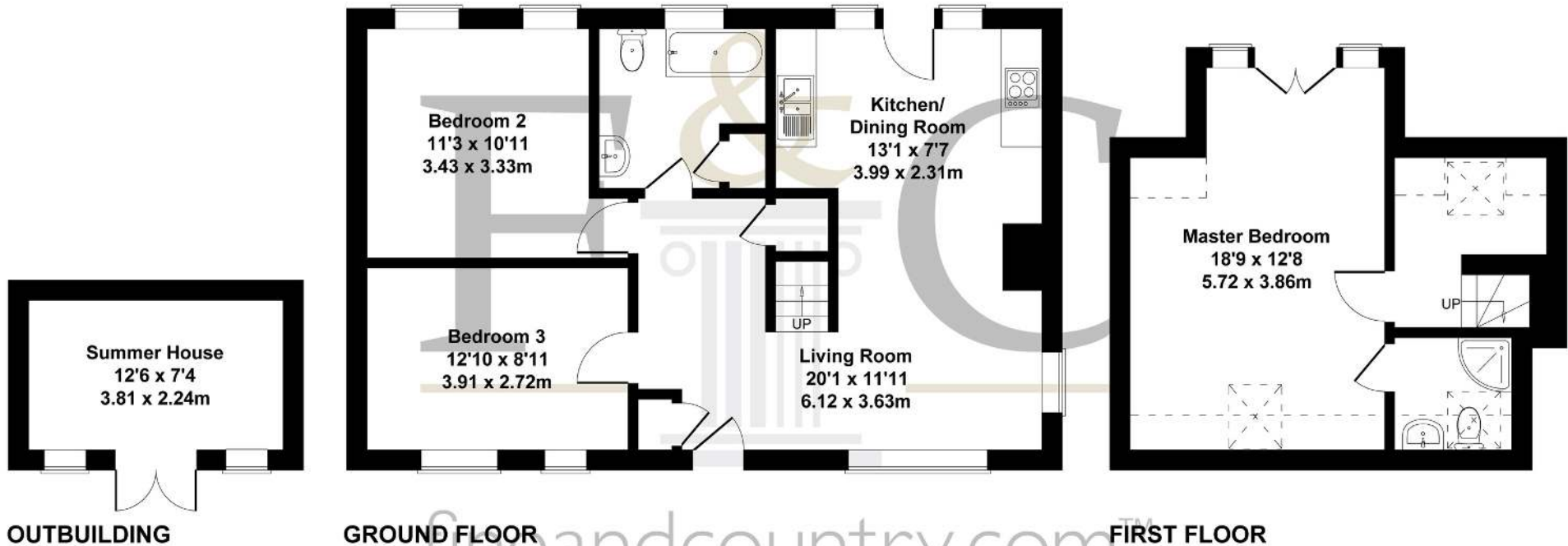
Contact us today - we look forward to hearing from you. For any queries, contact the office at 01974 299055 or westwales@fineandcountry.com

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Bwthyn Traeth Newydd, Tresaith, Cardigan, SA43 2JL

Approximate Gross Internal Area
1096 sq ft - 102 sq m



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

Produced by Potterplans Ltd. 2024



Fine & Country West Wales

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