



KEY FEATURES

- Semi-Commercial Investment Opportunity
- Ground Floor Retail Unit
- First Floor Flat
- Basement Level Flat
- Approx. 110 Sqm Total Floor Area
- Prominent Village Location
- Gated Rear Garden
- Two Storage Sheds

Description

Ramsay & White are pleased to present this semi-commercial property located at 1 Penrhiwceiber Road, Mountain Ash, offering a versatile mixed-use opportunity comprising a ground floor retail unit, first floor flat and basement level flat.

The ground floor is currently arranged as a shop premises and provides approximately 41 sqm of space, including a main shop floor, kitchen area, W.C., hallway and additional room. The layout offers flexibility for a range of potential commercial uses, subject to any necessary consents.

The first floor flat offers approximately 34 sqm of accommodation and includes a lounge, kitchen, bathroom and hallway area. The accommodation benefits from a practical layout and provides an excellent opportunity for rental income or future improvement.

The basement level flat extends to approximately 35 sqm and comprises a living room, bedroom and kitchen area, offering further self-contained accommodation within the building.

Externally, the property benefits from a gated rear garden area with two storage sheds, providing useful outside space and additional storage.

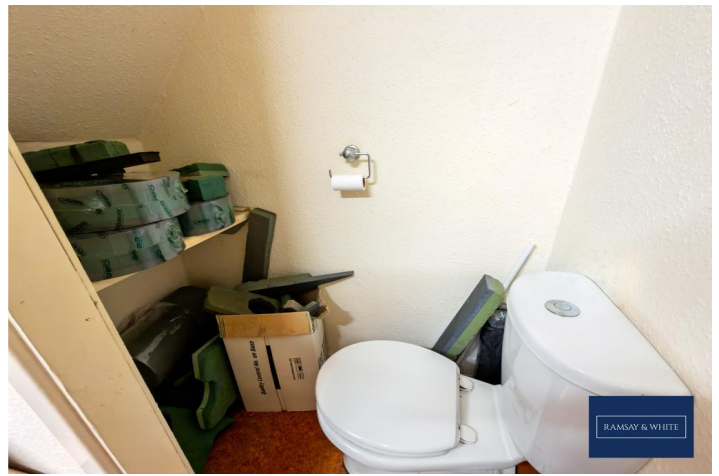
This is a fantastic opportunity for investors seeking a mixed-use property with multiple income streams, or for buyers looking to occupy part of the building while retaining rental or commercial potential from the remainder.

Location

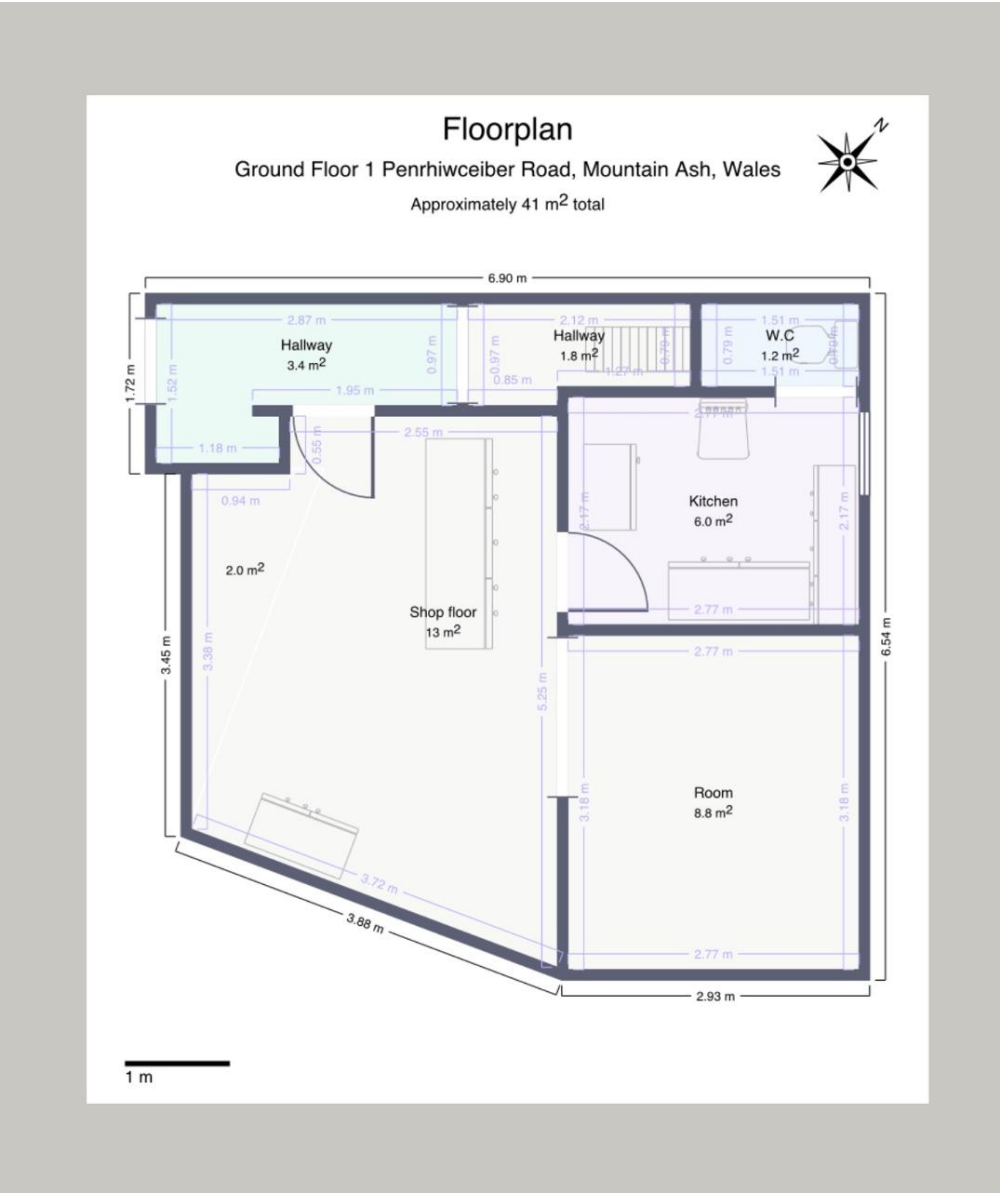
Penrhiwceiber is a village located near Mountain Ash within the Cynon Valley, offering a range of local amenities, shops, schools and public transport links.

The property occupies a visible roadside position, making it well-suited for commercial use while also benefiting from nearby residential surroundings. Mountain Ash town centre is a short distance away, providing further amenities, rail links and road access to Aberdare, Pontypridd, Merthyr Tydfil and Cardiff.

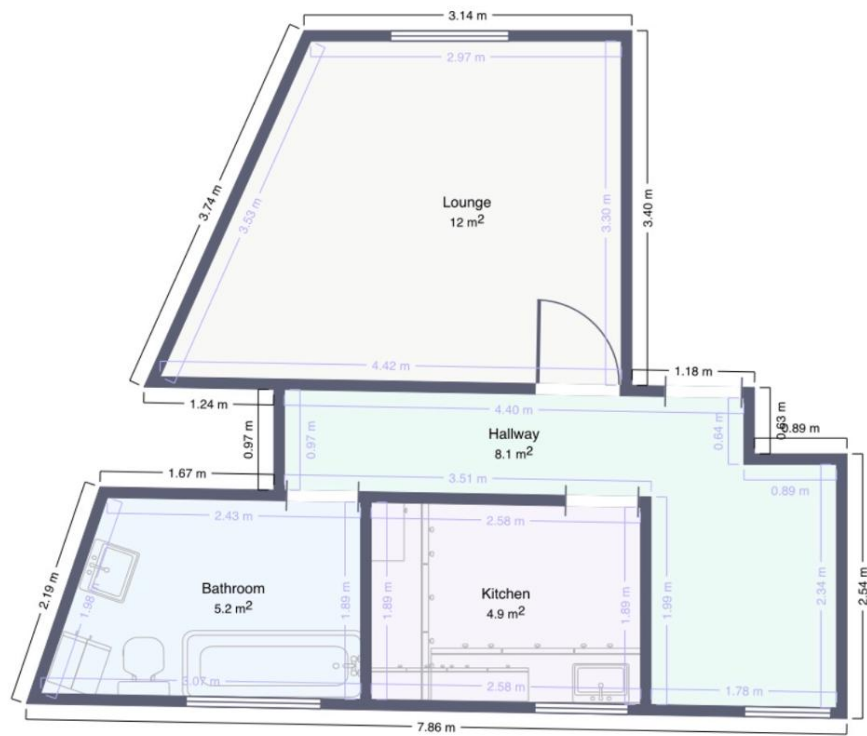
The surrounding valley landscape also offers access to local walking routes and green spaces, making the location convenient for both business and residential occupiers.







First floor flat 1 Penrhiwceiber Road, Mountain Ash, Wales
Approximately 34 m² total

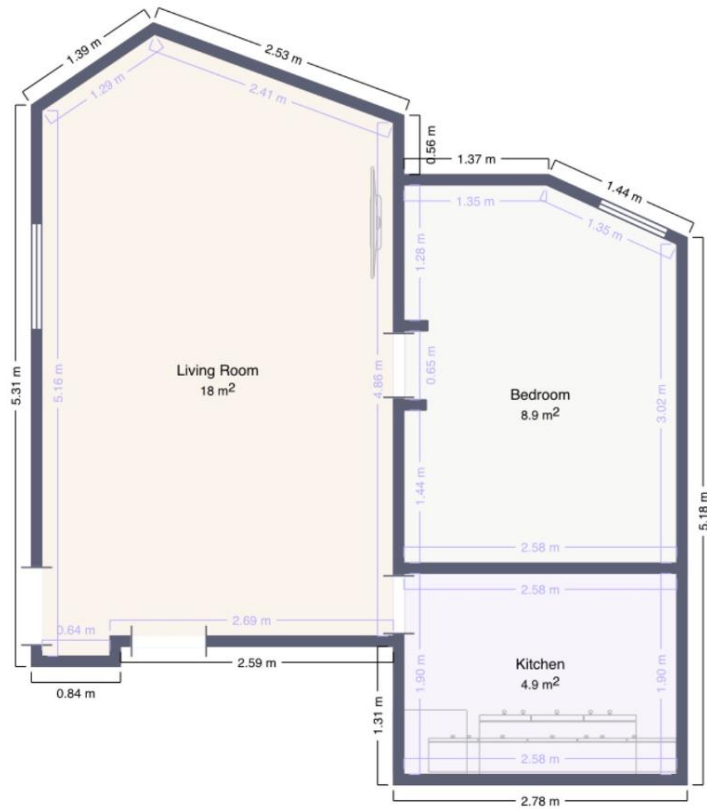


Website: www.ramsayandwhite.com

Floorplan

Basement level Flat 1 Penrhwiwceiber Road

Approximately 35 m² total



1 m