



**Cambrian Terrace**  
**Borth**  
**Ceredigion**  
**SY24**

**Offers In Excess Of £285,000**

**bettermove**

## Cambrian Terrace

### Borth

Bettermove are proud to present this property of five self contained flats in Borth, available with no forward chain.

This is currently a tenanted property and will be sold with tenants in situ for immediate investment. Rental yields can be obtained through Bettermove.

All flats benefit from double glazing, flat five has oil central heating, with the remaining four flats benefitting from electric heating. The council tax band is B.

This property is situated over four floors and is made up of five self-contained flats. The exterior boasts an outbuilding and rear paved garden.

Flat 1: Spacious lounge, one double bedroom, dining room, fitted kitchen and a shower room.

Flat 2: Open plan fitted kitchen/dining/living area, one double bedroom and a shower room.

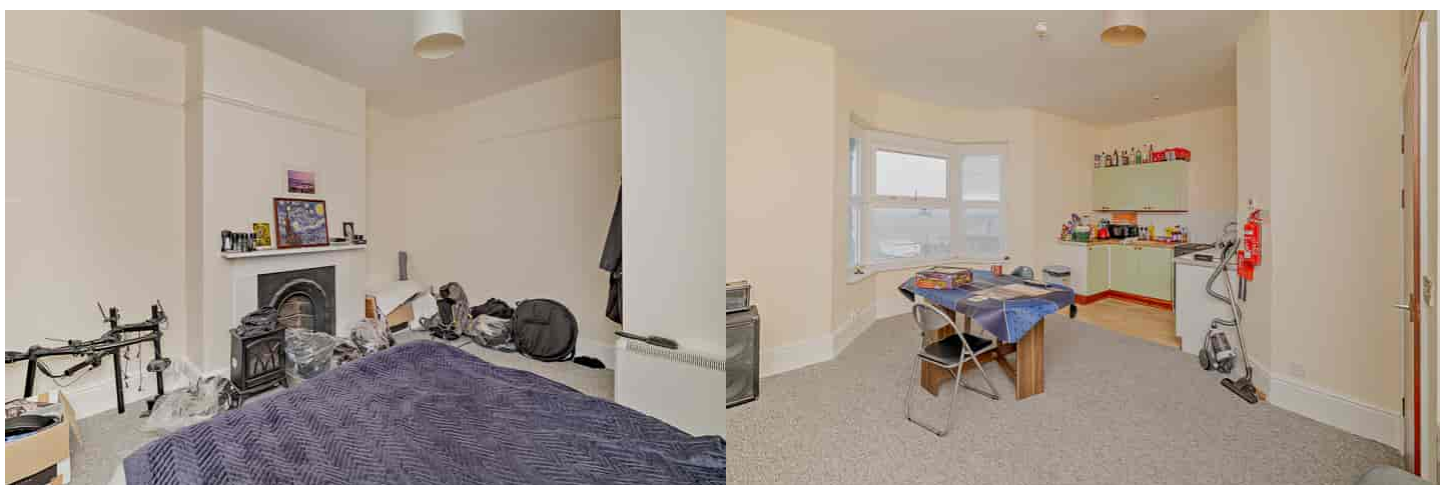
Flat 3: Spacious lounge with an attached sunroom, fitted kitchen, one double bedroom and a shower room.

Flat 4: Open plan living/kitchen area, shower room and two double bedrooms.

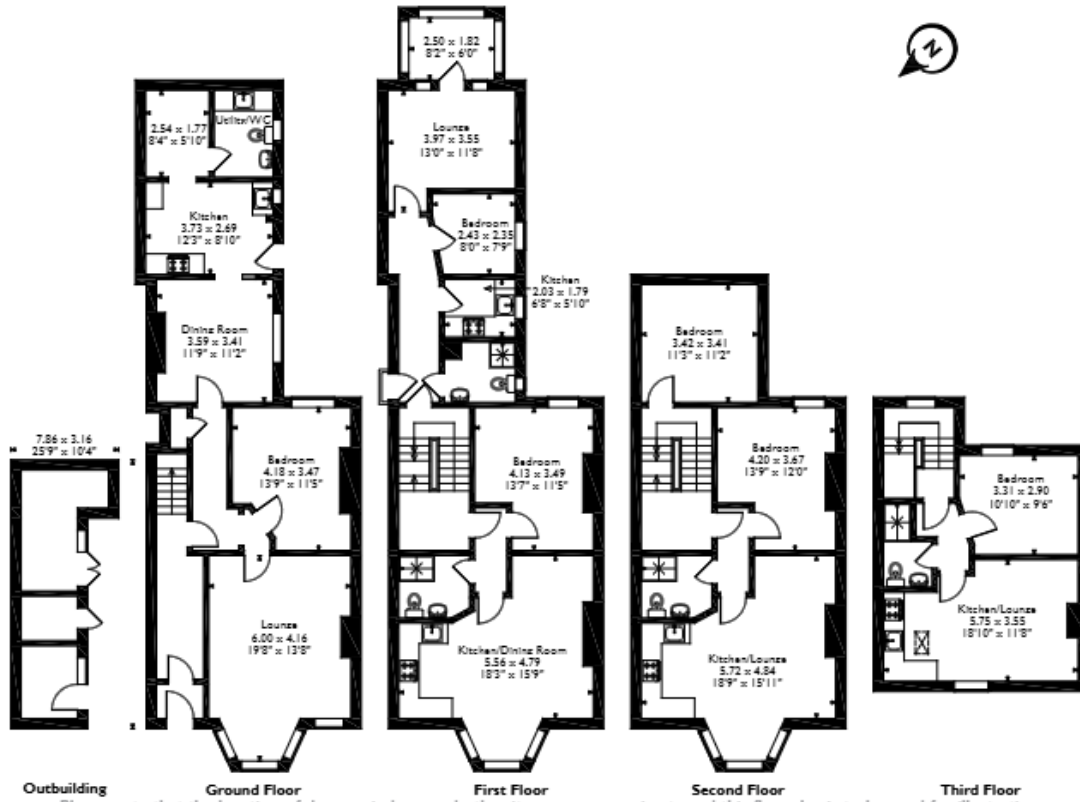
Flat 5: Open plan living/kitchen area, one double bedroom and a shower room.

Located in the popular coastal town of Borth, the property is close to a range of amenities, including shops, supermarkets, restaurants, pubs, and walking distance to the seafront. Excellent transport links can be found from Borth Railway Station and a variety of local bus routes.

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



Cambrian Terrace, Borth  
 Approximate Gross Internal Area  
 Main House = 287 Sq M/3088 Sq Ft  
 Outbuilding = 13 Sq M/140 Sq Ft  
 Total = 300 Sq M/3228 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.





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