



# FELIN PONTBREN

Cross Inn | Llandysul | SA44 6LR

FINE & COUNTRY

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Felin Pontbren stands as a remarkable testament to both history and modernity, rooted deeply in the architectural heritage of West Wales. Originally erected circa 1890, this former Mill House exudes a timeless elegance, with its construction in traditional stone and slate. While the original water mill has found a new home at the St. Fagans Welsh Folk History Museum in Cardiff, the essence of the past remains vividly alive at Felin Pontbren. In the early 1980s, the property was thoughtfully expanded, enhancing its historical allure with modern comfort.

The estate also features a meticulously converted old Millers' Barn and coach house, now presenting two self-contained residential units that blend seamlessly with the landscape. The main residence is a five-bedroom haven, boasting two bathrooms, a conservatory, utility room, kitchen, dining room, living room, and study. Each room is a treasure trove of original features, offering a unique blend of character and charm.

Adjacent to the main house, the barn conversion serves as an enchanting retreat, offering two separate self-contained units. Each is equipped with two bedrooms, providing ideal living or holiday accommodation amidst the tranquility of the Welsh countryside. Spanning nearly 6 acres, the grounds of Felin Pontbren are a testament to the beauty of nature, featuring lawned gardens, the former mill pond, pastureland, and woodland.

The land, arranged in three main pasture paddocks, slopes gently and is bordered by mature beech trees. The woodland, covering approximately 2 acres, transforms with the seasons, from a temperate rainforest atmosphere in the colder months to a carpet of bluebells in the spring. For those with a green thumb, the property boasts a substantial vegetable growing area, complete with a polytunnel, a shade net tunnel, and several raised beds. A large chicken coop offers a safe haven where a small flock of hens roam freely among some fruit trees.





#### Vendor Interview:

We have lived here for 23 years and have loved our time at Felin Pontbren or “the mill” as locals call it. This has been a wonderful home for us and all our family, an adventure, a sanctuary when needed, and a source of great joy, pride and contentment. Part of the adventure and joy has been the ability to keep a variety of animals including ponies and pigs through to chickens, ducks and geese and in utilising the polytunnel and growing areas to grow our own fruit and vegetables throughout the year.

Our mature deciduous, natural woodland is bordered by a stream and resembles a temperate rainforest in late autumn and winter with mosses, lichens, ferns and fungi giving way to the snowdrops and wood anemones that arrive in spring and then it becomes carpeted in bluebells. Nature is abundant here with a vast array of wildlife and a wide diversity of trees and plants, each season brings exciting and different things to enjoy.



We are lucky to be situated in such a quiet rural spot and we’ve loved walking our dogs along the picturesque river valley which combines farm tracks, woodland and waterfalls to reach the coastal path with its’ many beautiful beaches. This has been a wonderful, peaceful and joyous place to live, giving us, our family and friends some amazing experiences but it is now time for us to relocate nearer to family that needs us.

Video Link: <https://youtu.be/8dw9pauLn0s>

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		86
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>	46	
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		

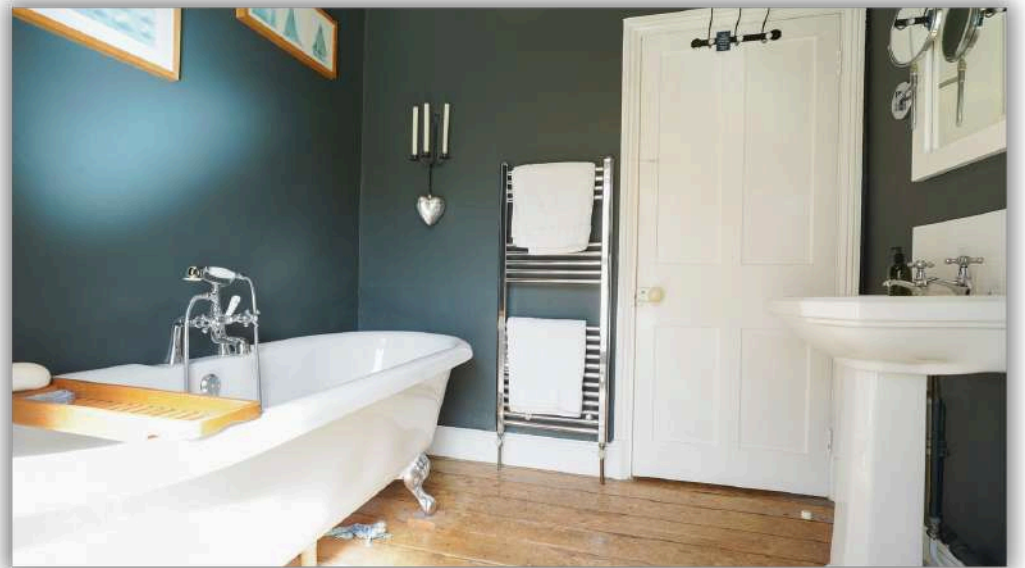




















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