

McCartneys
Property

The Gables, Wylcwm Street, Knighton, Powys, LD7 1AA

Offers in the Region of £520,000

The Gables, Wylcwm Street, Knighton, Powys, LD7 1AA

• A substantial Freehold property extending to approximately 6,000 sq ft, occupying an impressive plot and curtilage of approximately 1/3 acre
• Exceptional first-floor three/four-bedroom apartment, finished to an impressive standard and offering spacious, high-quality residential accommodation
• Generous double-height four-car garage, together with extensive gated parking and yard area
• Significant scope to transform the existing outdoor space, with potential to create a substantial private garden and landscaped grounds
• Extensive ground-floor accommodation, currently utilised for office, business and warehouse purposes, offering excellent flexibility for a variety of uses
• A rare opportunity to create an exceptional residential property with substantial ancillary accommodation, ideal for home working, business, hobbies or potential further development, subject to the necessary consents

If you are searching for something truly unique, The Gables offers an exceptional opportunity to acquire a grand apartment combined with substantial and versatile commercial premises. Ideally suited to those wishing to operate a business from the ground floor whilst enjoying impressive residential accommodation above, or equally for those seeking extensive space for hobbies or leisure pursuits, the property also presents exciting scope to further enhance or adapt the existing accommodation, subject to the necessary consents.
A rare and highly versatile property, combining lifestyle, business and investment potential, whilst enjoying a convenient yet private position set back from the main town high street.





LOCATION

Occupying a prominent and enviable position on Wylcwm Street, a short walk from the heart of Knighton's town centre, The Gables is an imposing and distinguished property of considerable presence. Knighton is a charming and historic market town, set on the Welsh–English border and surrounded by unspoilt countryside and rolling hills. The town offers a comprehensive range of day-to-day amenities, including independent shops, cafés, healthcare facilities, and a primary school, with secondary schooling available nearby.

The area is particularly well regarded for its access to a number of respected independent schools, including Lucton School, Moor Park School and Hereford Cathedral School.

Renowned for its outstanding natural beauty, the surrounding countryside offers exceptional opportunities for outdoor pursuits, with established walking routes such as Offa's Dyke Path easily accessible, along with a wealth of cycling and nature trails.

Knighton also benefits from a railway station on the Heart of Wales Line, providing connections to Shrewsbury and Swansea, with onward links to the national rail network.

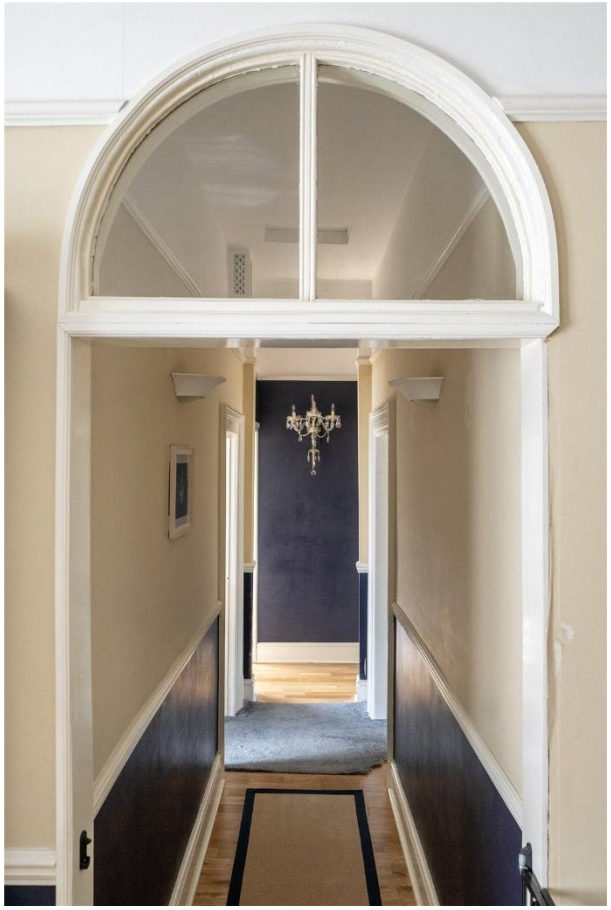
For broader amenities, the renowned market town of Ludlow lies approximately 17 miles away, with Leominster around 20 miles distant, and the cathedral city of Hereford approximately 30 miles away, offering an extensive range of shopping, dining, and transport connections.

Combining convenience, connectivity, and exceptional surroundings, The Gables presents a rare opportunity to enjoy town living within a truly picturesque border setting.



FIRST FLOOR APARTMENT

A spacious and versatile four bedroom apartment, beautifully combining character features with high quality finishes to create an impressive home. The apartment can be accessed via the grand front entrance door or internally from the commercial ground floor. From the inner hallway, an impressive staircase rises to a striking landing area which immediately sets the tone for the accommodation beyond.
Extensively renovated in recent years, the apartment now offers beautifully appointed accommodation throughout, ideal for family living or those seeking generous and flexible living space.



The property benefits from a large sitting room, spacious kitchen/breakfast room, utility room/occasional fourth bedroom, two further bedrooms, luxurious family bathroom and an impressive principal bedroom with en-suite facilities.

The accommodation is arranged around a central hallway providing access to the principal reception rooms and bedrooms.
The spacious sitting room is a particularly attractive feature of the property, enjoying excellent proportions with ample space for entertaining. A central fireplace with woodburning stove creates a wonderful focal point to the room, whilst a large window to the front elevation provides an abundance of natural light together with attractive rooftop views beyond.













The kitchen/breakfast room provides a practical yet sociable space fitted with a comprehensive range of units together with ample room for dining and entertaining. Positioned to the rear of the property, the current dining area has been thoughtfully designed to maximise the outlook, with the window lowered specifically to enhance the view when seated. From here there are fantastic views overlooking what is currently the rear yard, which could potentially be utilised as garden space, together with the surrounding countryside extending towards Kinsley Wood beyond.

Bedroom two is a generous double bedroom positioned to the front of the property, whilst bedroom three offers further versatile accommodation suitable for use as a bedroom, nursery, study or home office.

The family bathroom is centrally positioned and another standout feature of the apartment. Beautifully finished with high quality materials and luxurious fittings throughout, the room is appointed with a modern suite comprising bath, separate shower enclosure, wash hand basin and WC.

To the opposite side of the property is a versatile room currently utilised as a laundry room, although equally suitable for use as a fourth bedroom depending on a purchaser's requirements.

The principal bedroom, again positioned to the rear of the property, is an impressive room of excellent proportions. Benefitting from en-suite facilities, the room creates a private and spacious retreat and continues the luxurious feel evident throughout the apartment.











GROUND FLOOR

For many years, the ground floor was formerly utilised as a Royal Mail sorting office.

The ground floor offers extensive and highly versatile commercial accommodation, comprising a mixture of office space, packing and warehouse facilities, together with staff amenities, former bank vault and substantial garage/workshop space. The entire building has wired and mesh wireless internet connectivity.

Accessed from the yard via a central double-door entrance, the accommodation opens into a spacious L-shaped main area, currently utilised as a warehousing, packing, storage and operational facility. Positioned to the side of the building is a server room, and to the front is a room that has been sympathetically transformed back to its original character, now offering a fantastic grand office space or alternatively currently utilised as an artist's studio or gallery.

Leading on, there are two further well-proportioned office rooms and former bank vault providing flexible accommodation suitable for administrative use or customer-facing functions.

Staff facilities are well catered for with a fitted kitchen, together with separate male and female WC facilities.

To the rear of the property is a substantial four bay garage/workshop area with independent access doors, ideally suited for vehicle storage, workshop use with 3 phase electrical supply, not currently commissioned or further commercial potential.

Overall, the property offers excellent flexibility and scope for a wide range of commercial, storage, workshop, or potential redevelopment opportunities, subject to the necessary consents.

CELLAR

The property further benefits from an extensive cellar level, providing a range of useful storage and ancillary accommodation. The cellar comprises a substantial main cellar, together with several additional storage rooms.

Included is a characterful barrel-vaulted cellar constructed in traditional brick, offering useful storage and lending itself particularly well as a fantastic wine vault should one require, providing a real wow factor whilst retaining a wealth of original features.



ACCESS

The property benefits from double-gated, locked vehicular access to the left-hand side, providing secure entry to the yard and rear areas. In addition, there is pedestrian access to the property via the main front entrance door.

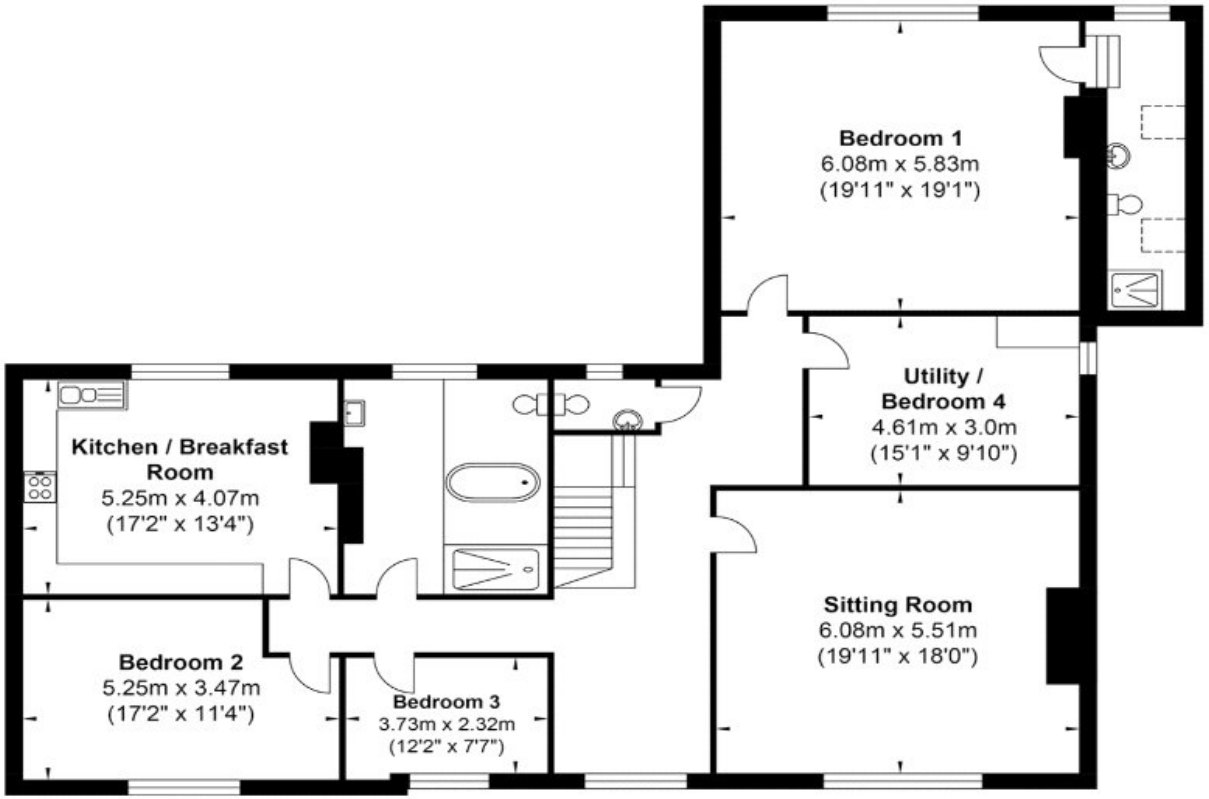
REDEVELOPMENT OPPORTUNITIES

The property offers exceptional potential and, subject to the necessary consents, the current owners have previously explored the possibility of a single-storey dwelling within the rear yard area. In addition, the extensive commercial ground floor provides clear scope for conversion into two residential apartments, presenting a rare and flexible opportunity for redevelopment.

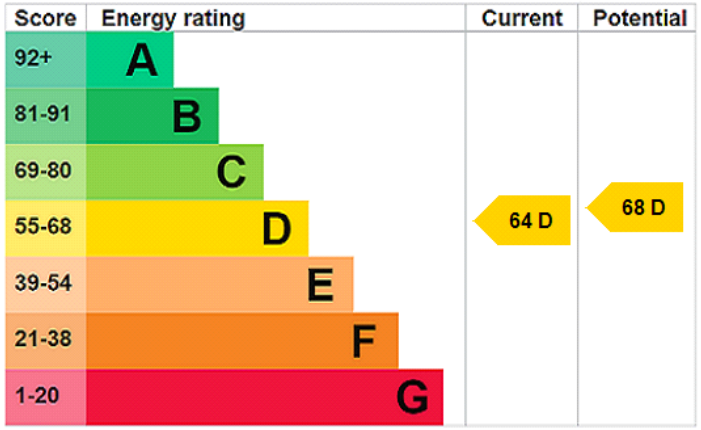


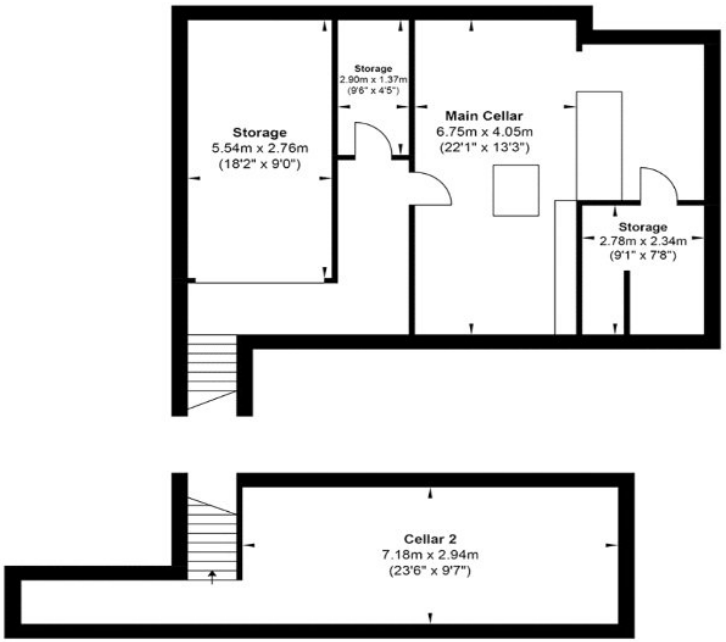
The substantial yard space has long been used for parking, loading and unloading, serving the building's former commercial function. However, should such space no longer be required, it offers excellent potential to be reimagined as a private landscaped garden, subject to appropriate works, and enclosed by attractive stone walling.

Overall, this is a versatile and highly adaptable premises, offering a wealth of opportunity to suit a wide range of uses, subject to consents and the vision of the incoming purchaser.

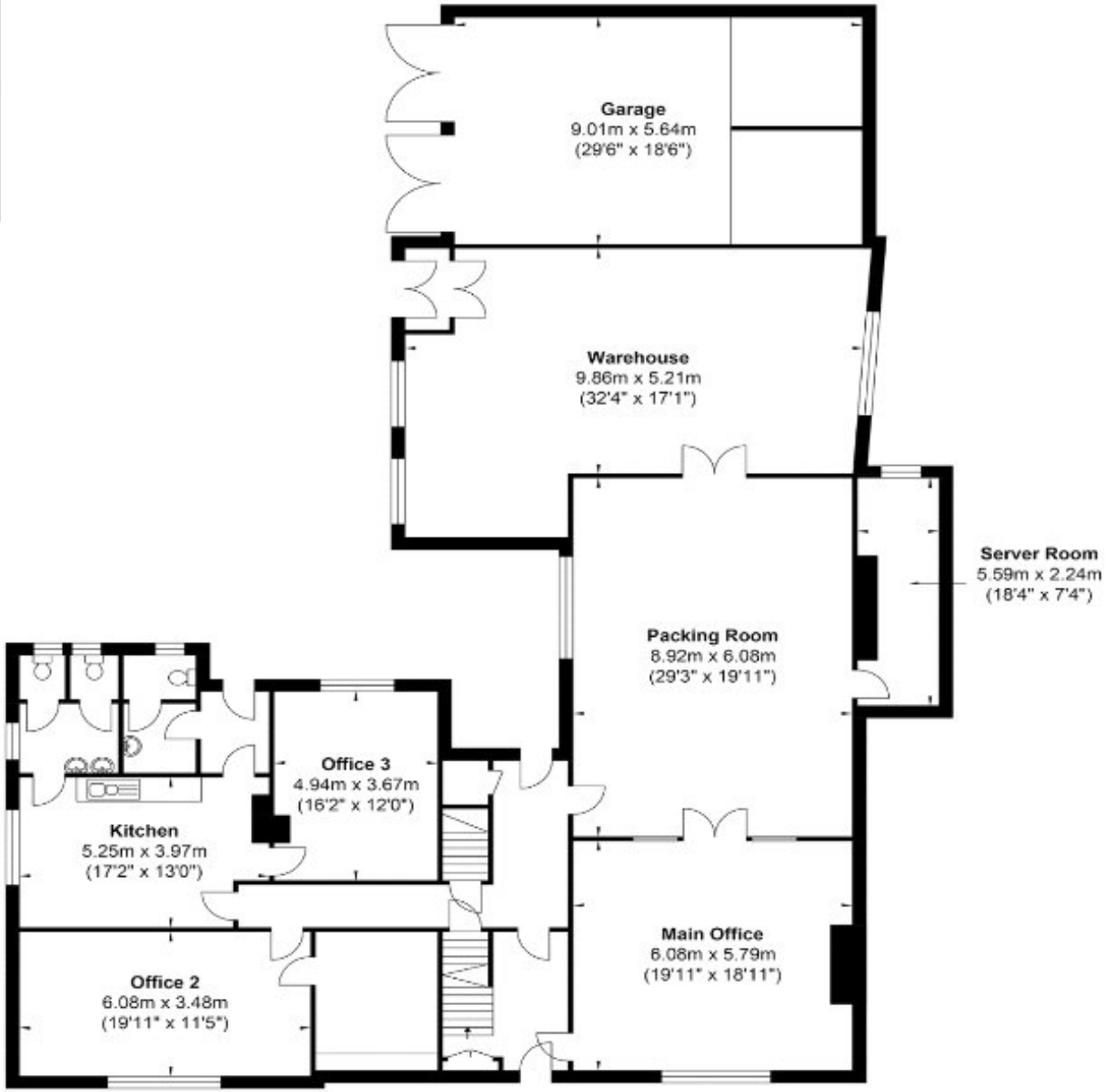

Bedroom 1
6.08m x 5.83m
(19'11" x 19'1")
Utility /
Bedroom 4
4.61m x 3.0m
(15'1" x 9'10")
Kitchen / Breakfast
Room
5.25m x 4.07m
(17'2" x 13'4")
Sitting Room
6.08m x 5.51m
(19'11" x 18'0")
Bedroom 2
5.25m x 3.47m
(17'2" x 11'4")
Bedroom 3
3.73m x 2.32m
(12'2" x 7'7")

First Floor


Score
Energy rating
Current
Potential
92+
A
81-91
B
69-80
C
55-68
D
39-54
E
21-38
F
1-20
G
64 D
68 D



Cellar



Ground Floor

General

AGENTS NOTE: - The property is located within the Knighton Conservation Area.

Due to the nature of the owner's business operations, photographs of the commercial premises cannot be included in the sales particulars. Please direct any further enquiries to the agent.

PLANNING - Prospective purchasers should make their own enquiries.

SERVICES: We are informed that the property is connected to Mains electricity, gas, water and drainage

A comprehensive CCTV system is installed and operating 24/7

HEATING: Gas fired central heating

NOTE: The selling agents wish to remind prospective purchasers that the services, service installations, heating & electrical appliances have NOT been tested.

COUNCIL TAX: Apartment - Band A, set under Powys County Council

Effective Date - 1 April 2026, Rateable Value £14,000

TENURE: We are informed that the property is of freehold Tenure.

MOBILE & INTERNET COVERAGE: Please refer to Ofcom by using the following link; www.checker.ofcom.org.uk

VIEWING: By appointment through selling agents – McCartneys LLP: 01547 528621
Opening Hours: Mon–Fri: 9:00 am - 5:00 pm

Directions: What3words- ///crackled.perky.landowner

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REFERRAL FEES:
McCartneys LLP routinely refers vendors and purchasers to providers of conveyancing, survey, removal and financial services. We may receive fees from them as declared in our Referral Fees Disclosure Form.

NOTE TO BUYERS: AML checks will be undertaken for successful buyers and there is a nominal fee per person payable.

Details Last Updated: Thursday, 06 August 2026

NOTICE Floor Plan for illustrative purposes only, not to scale. All measurements and distances are approximate. The normal enquiries carried out by a purchaser's Solicitor and the type of inspection undertaken by a purchaser's Surveyor have not been carried out by the Selling Agents for the purpose of preparation of these particulars.

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