

Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

VIEWING: By appointment only via the Agents.

TENURE: We are advised Freehold.

SERVICES: We have not checked or tested any of the services or appliances at the property.

TAX: Band D

Oil fired central heating

We would respectfully ask you to call our office before you view this property internally or external.

MPO/MPO/OK/04/25

WE WOULD LIKE TO POINT OUT THAT OUR PHOTOGRAPHS ARE TAKEN WITH A DIGITAL CAMERA WITH A WIDE ANGLE LENS. These particulars have been prepared in all good faith to give a fair overall view of the property. If there is any point which is of specific importance to you, please check with us first, particularly if travelling some distance to view the property. We would like to point out that the following items are excluded from the sale of the property: Fitted carpets, curtains and blinds, curtain rods and poles, light fittings, sheds, greenhouses - unless specifically specified in the sales particulars. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise. Services, appliances and equipment referred to in the sales details have not been tested, and no warranty can therefore be given. Purchasers should satisfy themselves on such matters prior to purchase. Any areas, measurements or distances are given as a guide only and are not precise. Room sizes should not be relied upon for carpets and furnishings.

Details are correct at the time of listing. We have not seen sight of all building regulations or planning permissions should they be necessary,

COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

Nat West Chambers, Tudor Square, Tenby, Pembrokeshire, SA70

7AJ

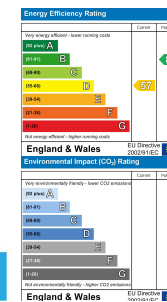
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10 Sentence Gardens, Templeton, Narberth, Pembrokeshire, SA67 8SY

- Detached Bungalow
- Gardeners Paradise
- Pleasant Location
- Ample Accommodation
- Oil Fired Central Heating
- Three Bedrooms
- Well Presented
- Garage & Driveway Parking
- Short Drive To The Local Coast & Narberth
- EPC Rating: D



Offers In The Region Of £315,000

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The Agent that goes the Extra Mile





Situated in a pleasant cul-de-sac in the popular village of Templeton providing some amenities and within easy access to the town of Narberth and short drive to the popular seaside resorts of Saundersfoot and Tenby. Early viewing is highly recommended to appreciate this delightful three bedroom detached bungalow that is well appointed and offers deceptively spacious accommodation. The property has ample driveway parking, garage and well maintained gardens to include a Summer house and storage shed. The accommodation briefly comprises: Entrance hallway, lounge/diner. kitchen, three bedrooms and shower room.

LOCATION:
Narberth or Arberth in Welsh plays a high profile in Welsh mythology. The former town hall still houses the cell where those involved in the Rebecca Riots were imprisoned. To learn more about the history of Narberth visit its brilliant museum. It is also home to several sporting teams, including Narberth RFC who currently play in the Welsh Championship and Narberth Football and Cricket club. Narberth is full to the brim with independent shops including craft and art galleries, bars and restaurants and boutiques. The town has everything you can need with health, dental, fitness and community centres, schools and a Museum. Narberth is twinned with Ludlow and both towns celebrate an annual food festival which takes place on the fourth weekend of September every year. There is a regular bus service running to Haverfordwest, Carmarthen and the outlying villages and a railway station.

Entrance Hallway

Lounge

Dining Area

Kitchen

Bedroom

Bedroom

Bedroom

Bathroom



DIRECTIONS

Leaving the town of Narberth on the A478 enter the village of Templeton, continue down the hill and turn right immediately before The Boars Head Public house, then take the second turning on the right into Sentence Gardens where number 10 can be found at the bottom of the cul-de-sac on the left.

See our website www.westwalesproperties.co.uk in our TV channel to view our location videos about the area.