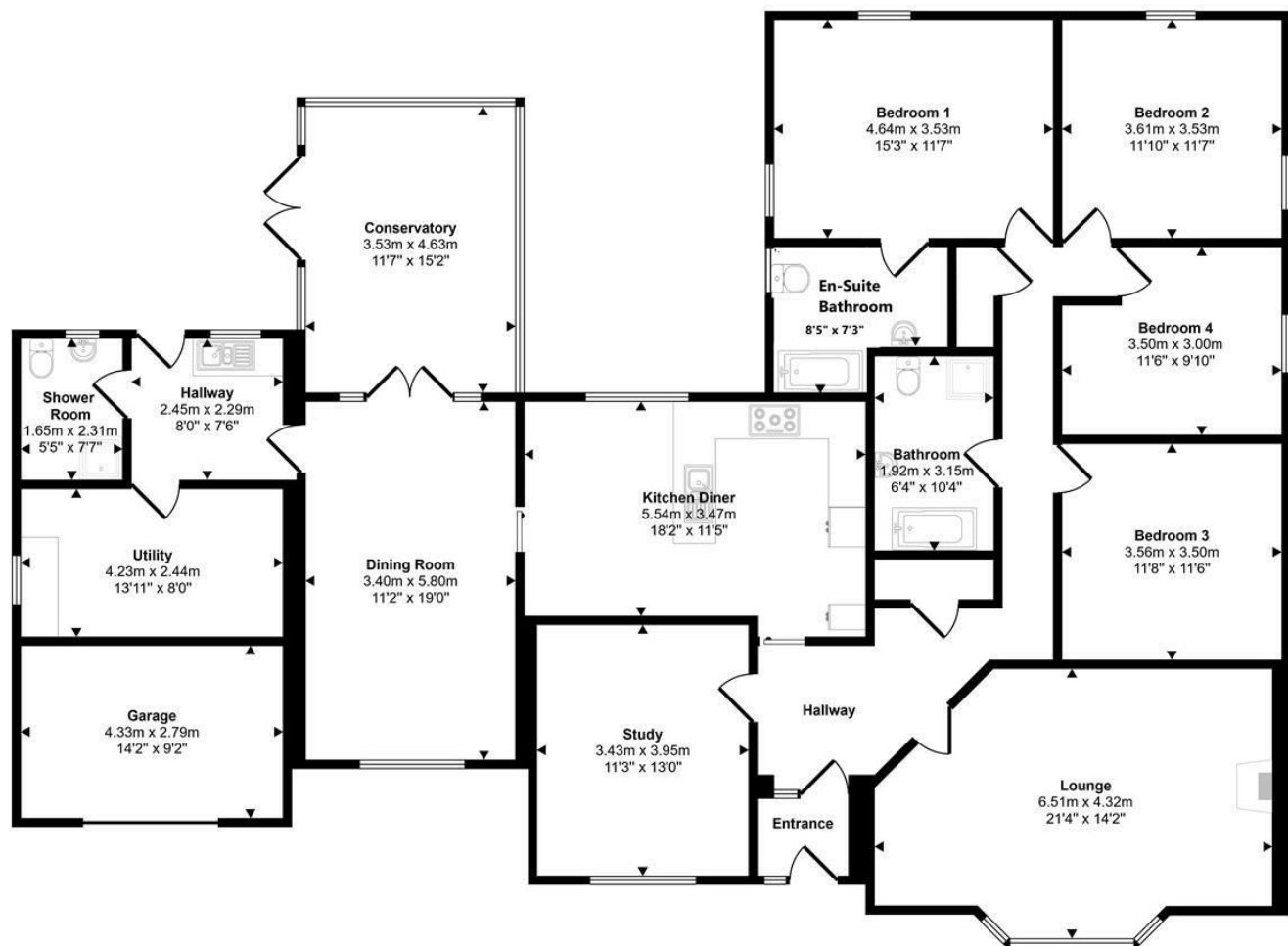


Approx Gross Internal Area
221 sq m / 2376 sq ft



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: Freehold

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

Property has Private Drainage, Mains Electric, Mains Water

HEATING: Oil

TAX: F

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

ADD/ESL/05/25/DRAFT

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

EMAIL: tenby@westwalesproperties.co.uk

TELEPHONE: 01834 845584

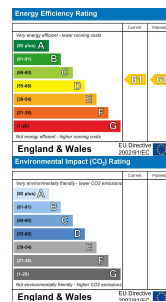


Badgers Lodge Jeffreyston, Kilgetty, Pembrokeshire, SA68 0RF

- Detached Bungalow
- Five Double Bedrooms
- Oil Fired Heating
- Well Presented
- Two Reception Rooms Plus Conservatory
- Garden And Adjoining Paddock Approximately 1.6 Acres
- Sought After Village Location
- EPC Rating: TBC

£465,000

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



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The Agent that goes the Extra Mile





Located in the charming village of Jeffreyston, Kilgetty, this beautifully presented detached bungalow offers a perfect blend of comfort and functionality. With five double bedrooms, including a master suite complete with an en-suite shower room, this property is ideal for families seeking ample living space.

The well-appointed layout briefly comprises of an entrance hall, a living room, dining room, kitchen/breakfast room, conservatory, five double bedrooms (one is currently being utilised as a study), en-suite shower room, further shower room, utility rooms and a family bathroom - complete with a Jacuzzi bath! The property is served by oil fired central heating and is in an excellent decorative order throughout, with double glazing.

Outside, the property boasts ample parking to the front, ensuring convenience for residents and visitors alike. The well tended garden to the rear is a gardeners paradise, measuring approximately 0.3 acres. The adjoining paddock makes the total land measurement approximately 1.6 acres, and presents a unique opportunity for those with an interest in a smallholding/keeping a horse, enhancing the rural charm of this lovely home.

For those who require extra storage or workspace, the property includes a workshop and a garage that has been thoughtfully divided into a utility area and additional storage. This feature adds practicality to the home, catering to various needs.

Jeffreyston is a pretty, sought after village in South Pembrokeshire, one of a cluster of rural communities including nearby Carew, Cresselly, Loveston and Reynalton. The village itself offers amenities including a primary school, church, and public house.



DIRECTIONS

Leaving the Tenby office follow the A478 to the New Hedges roundabout. At the roundabout, take the 1st exit onto A478 and follow the road for approx 1.4 miles. Turn left onto Clayford Lane and continue on road until the cross roads at Broadmoor. Continue onto B4586 all the way into the village of Jeffreyston. Follow the road through the village and when you reach the junction take the left-hand turn onto Hill Lane, where the property will be found on the left-hand side.
What/Three/Words:////////storage.zeal.alongside

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