





****NEW BUILD PROPERTY WITH PANORAMIC VIEWS**** West Wales Properties are delighted to bring to market 8 Parc Yr Odyn, a contemporary New Build in an elevated position boasting panoramic views of the surrounding countryside. The layout of the property briefly comprises of an Entrance Hallway with Cloakroom, Lounge, open plan Kitchen/Diner equipped with a modern fitted Kitchen with integral appliances, Utility Room, Downstairs disabled friendly WC, Utility Room, and access to the integral Garage. On the First Floor are Four Double Bedrooms (the master served by an En-Suite Shower Room and Walk In Wardrobe), and Family Bathroom, and a further Double Bedroom which would also lend itself well to being a Home Office. The property has been designed to take full advantage for the fantastic views, with double aspect windows in most rooms. Solar panels provide reduced energy costs, and LPG gas fuels the heating system.

Externally, there is a driveway to the front providing off road parking and access to the garage, which provides further parking or handy work/storage space. To the rear of the garden is a garden which is currently incomplete, allowing for the prospective buyer to provide input to the finish if desired.

This is a fantastic family home that would impress any guest! Viewing is highly recommended!

Mathry is a popular village situated some 2.5 miles from the North Pembrokeshire coastline at Abercastle, 8 miles from the Cathedral City of St Davids and 5 miles from the harbour and ferry port of Fishguard, on the North Pembrokeshire coast. The village has a tea room, church, public house, with wider facilities available in St Davids, Fishguard and the county town of Haverfordwest, some 14 miles to the south.



DIRECTIONS

From Haverfordwest take the A40 in the direction of Fishguard. When you reach the village of Letterston take the left hand turn onto the B4331, and continue until you meet the T Junction for the A487. Turn left here and then take the next right-hand turn to Mathry. Follow the road up the hill, where you will find Parc Yr Odyn on the left hand side. What3Words: cherished.diamonds.broke

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