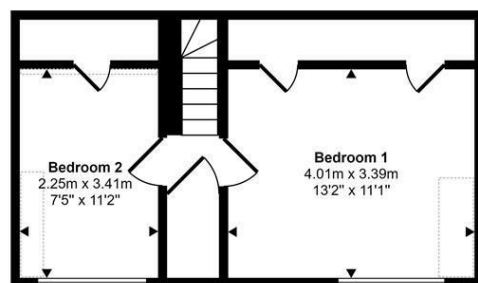


Approx Gross Internal Area
62 sq m / 666 sq ft



Ground Floor
Approx 31 sq m / 330 sq ft



First Floor
Approx 31 sq m / 336 sq ft

Denotes head height below 1.5m

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 Mains Drainage, Mains Electric, Mains Water,

HEATING: Oil Central Heating

TAX: Band C

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

CFH/AMA/07/24/Ok EJJ

FACEBOOK & TWITTER

Be sure to follow us on Twitter: @ WWProps

<https://www.facebook.com/westwalesproperties/>

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

12 Victoria Place, Haverfordwest, Pembrokeshire, SA61 2LP

EMAIL: haverfordwest@westwalesproperties.co.uk

TELEPHONE: 01437 762626

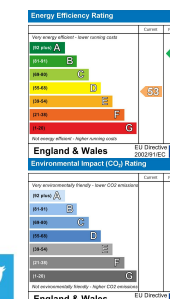


2 Trewellwell Cottages Caerfarchell, Solva, Haverfordwest, Pembrokeshire, SA62 6XG

- No Onward Chain
- Two Bedrooms
- Character Features
- Shared Parking
- Oil Central Heating
- Semi Detached Cottage
- One Reception Room
- Low Maintenance Cottage Garden
- Double Glazed
- EPC E

Offers In Excess Of £220,000

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The Agent that goes the Extra Mile



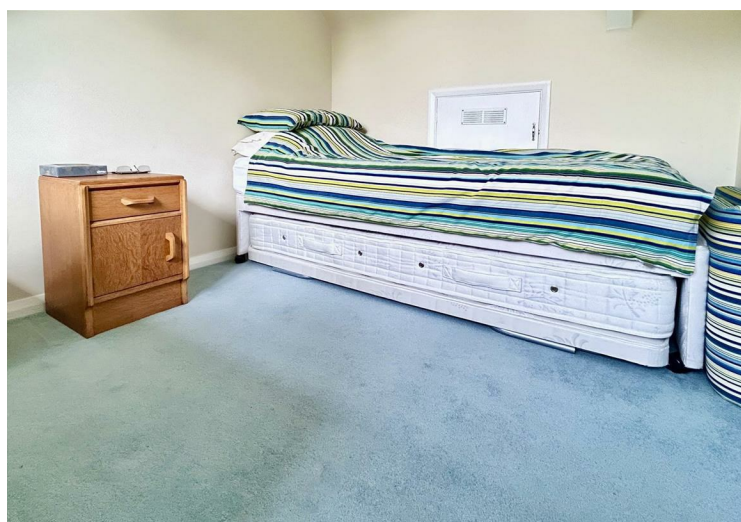
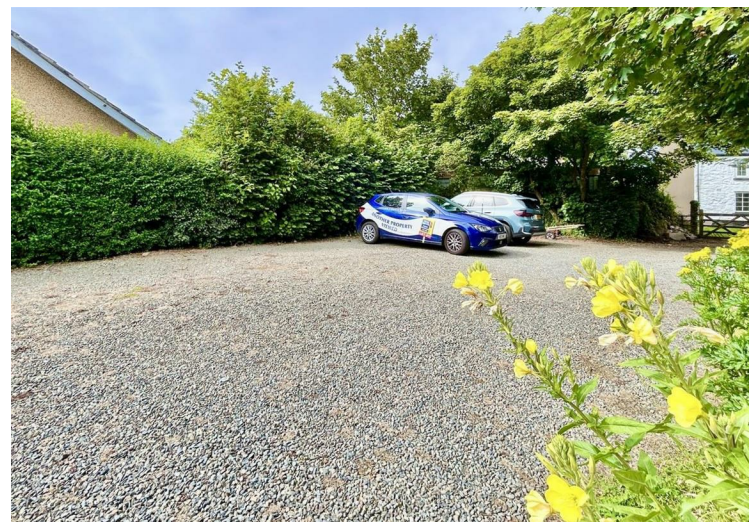
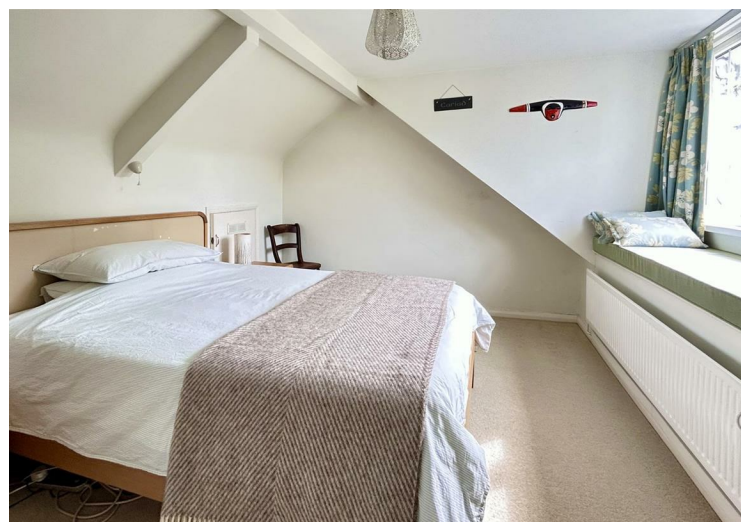


A charming semi detached period cottage in the delightful hamlet of Caerfarchell, which has been designated as a conservation area and is situated approximately 2 1/2 miles from both St Davids and the picturesque harbour village of Solva.

The accommodation comprises of entrance hall, kitchen with a rayburn and dining area, bathroom and lounge with stairs to first floor. Upstairs two bedrooms and airing cupboard. Property benefits from double glazing and oil fire central heating.

Externally shared off road parking to the front of the property. Low maintenance cottage garden with path and patios, bordered by flowers and shrubs and a stone storage shed.

The sought after village of Solva, in the heart of the Pembrokeshire Coast National Park, offers wonderful opportunities for boating or 'bucket and spade' enthusiasts and walkers, as well as restaurants, cafes, public houses, shops, galleries, places of worship, post office, doctors' surgery, and primary school. It is some 12 miles North West of the county town of Haverfordwest and 3 miles from St David's, with its famous Cathedral and ruined Bishops Palace, and is within easy reach of some of Pembrokeshire's most popular sandy surfing beaches, such as Newgale and Whitesands.



DIRECTIONS

From Haverfordwest take the A487 signposted towards St.Davids and follow the road for approximately 12 miles through the village of Solva. On reaching Nine Wells, take the right hand turn signposted Caerfarchell, follow the road until you reach Caerfarchell, turn left into gravelled car parking area where the property can be found What3words buildings.horses.tractor

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