

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.

COUNCIL TAX: Band 'E'

SLS/CPS/21/03/25 OKSLs We would respectfully ask you to call our office before you view this property internally or externally

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.

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

89 Charles Street, Milford Haven, Pembrokeshire, SA73 2HA

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TELEPHONE: 01646 698585

01646 698585  
[www.westwalesproperties.co.uk](http://www.westwalesproperties.co.uk)

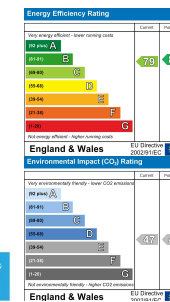


## Kings Acre, 14 Burgage Green Road, St Ishmaels, Haverfordwest, Pembrokeshire, SA62 3ST

- Detached Dormer Bungalow
- Occupying Approx 0.5 Acre Plot
- Lounge & Dining Room
- Easy Reach of the Beautiful Pembrokeshire Coastline
- Triple Glazing
- Three Bedrooms
- Gardens Front & Rear
- Off Road Parking & Garage with Carport
- Air Source Heat Pump & Solar Panels
- EPC Rating C

**Offers In The Region Of £375,000**

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**The Agent that goes the Extra Mile**







Welcome to Kings Acre, a charming detached dormer bungalow set in the picturesque coastal village of St. Ishmaels. Nestled on a generous plot of approximately 0.5 acres, this property provides a peaceful retreat, perfect for nature lovers. With easy access to the coast and the stunning Monks Haven, this home offers an idyllic blend of tranquillity and natural beauty. A viewing is highly recommended to fully appreciate all that this property has to offer. The village has a community feel and amenities are only a short drive away. Have a look at the tour then contact us on 01646 698585 for a viewing!

The accommodation comprises of an entrance porch, dining room, lounge overlooking the garden, kitchen, bathroom and bedroom to the ground floor. With two bedrooms and a shower room to the first floor.

Externally the plot is approx 0.5 acres - There is off road parking with a carport, garage and enclosed garden to the front. To the rear, there is a patio ideal for enjoying the garden and different areas of interest. Established planting and mature shrubs is the ideal haven for nature with bird boxes and log piles nestled under the trees. The trees to the rear and front on the boundary are protected by TPO'S.

St Ishmaels is a popular village located some 11 miles southwest of the county town of Haverfordwest is situated within the Pembrokeshire National Park. The village has a Primary School, Sports Club, Pub and Garden Centre. The coast path is approximately a 10-minute walk away and Monk Haven Cove and the sands of Lindsay Bay are within walking distance.



### DIRECTIONS

From our Milford office continue down Fulke Street and turn right, take the first left at the roundabout and continue to follow the road for 5.4 miles until you come to the second left turning for St Ishmaels. Head through the village, shortly after the green, the property will be on your left hand side. What3words#ooze.fuel.slings

See our website [www.westwalesproperties.co.uk](http://www.westwalesproperties.co.uk) in our TV channel to view our location videos about the area.