



6 Greenacre Court  
Kilgetty  
SA68 0QP

£107,000

Apartment  
Leasehold



A two bedroom first-floor apartment with an additional attic room which could be used as an office space or play room.

The apartment has double glazing, and offers a rear communal garden to enjoy the outdoor space, and a parking area to the front for residents' use.

Kilgetty offers a range of amenities, including local shops, a pub, post office, doctor's surgery and supermarket. The village is also served by local bus and train services, providing convenient connections to nearby towns such as Tenby, Saundersfoot and Carmarthen.

- **Two Bedrooms**
- **Off Road Parking**
- **Additional Attic Room**
- **999 Year Lease**

- **First Floor Apartment**
- **Communal Garden**
- **Double Glazing**

#### [Lounge 13'9" x 12'5" \(4.2 x 3.8\)](#)

Living area opening to the kitchen. The room has laminate flooring, centre ceiling light, and large double-glazed window to the rear.

#### [Kitchen 8'2" x 8'2" \( 2.5 x 2.5\)](#)

Fitted kitchen with a range of base and wall units, with stainless steel sink and drainer unit. There is an electric oven, 4 ring hob over, integrated fridge freezer and space for additional appliances with tiled splash back.

#### [Bedroom One 10'9" x 9'6" \(3.3 x 2.9\)](#)

A double bedroom with fitted carpet, centre ceiling light point and a double-glazed window to the front.

#### [Bedroom Two 6'10" x 12'5" \(2.1 x 3.8\)](#)

The second bedroom has fitted carpet, centre ceiling light point and two double-glazed windows to the front.

#### [Shower Room 8'2" x 4'7" \(2.5 x 1.4\)](#)

Tiled floor, WC, wash hand basin, electric shower, centre ceiling light point, and partially tiled walls.

#### [Attic Room 16'0" x 9'2" \(4.9 x 2.8\)](#)

Spiral stairs lead up into the loft room, with a Velux window above and plenty of storage spaces in the eaves. The immersion water heater is in the cupboard.

#### [Externally](#)

There are communal lawned gardens to both the front and rear of the block for use by the residents, along with a communal parking area to the front of the property.

The apartment is accessed from the rear, via a path to the side of the property. Steps lead up to the front door of no.6.

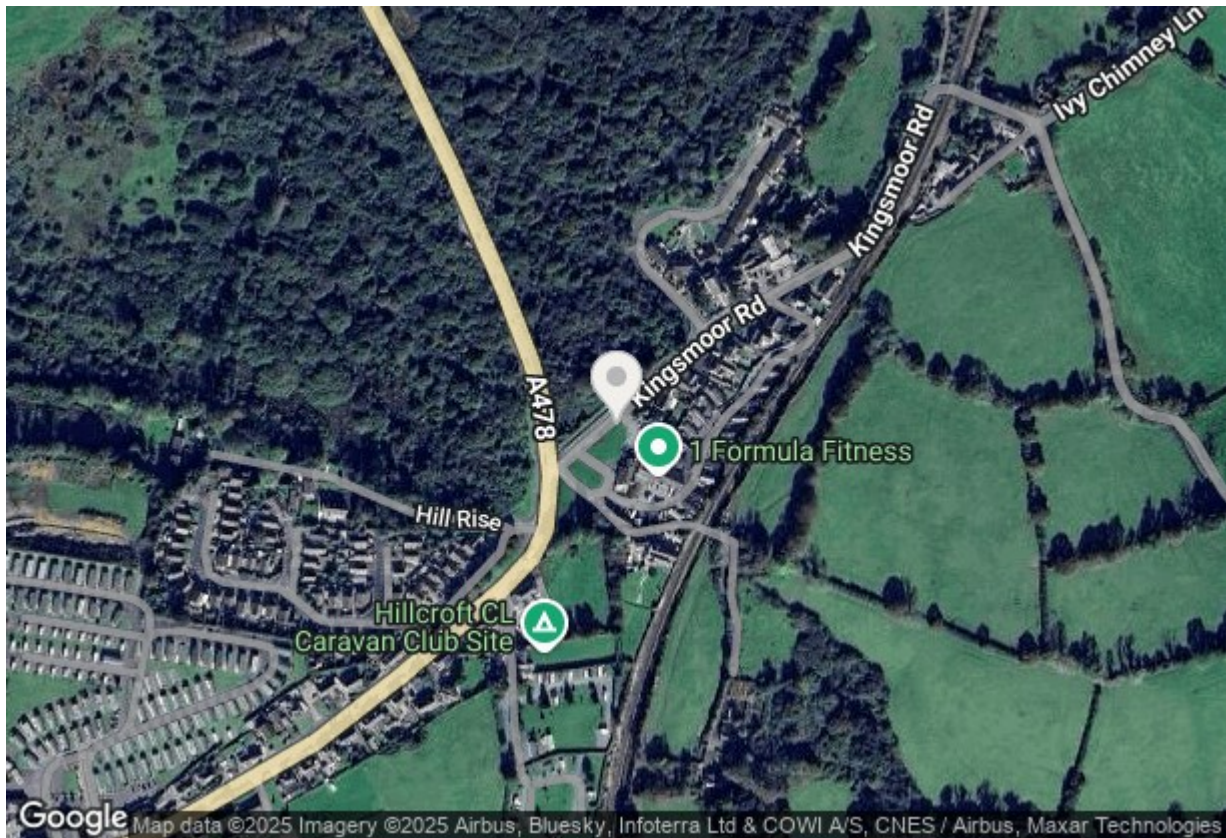
#### [Please Note](#)

The Pembrokeshire County Council Tax Band is A - approximately £1371.09 for 2024/25.

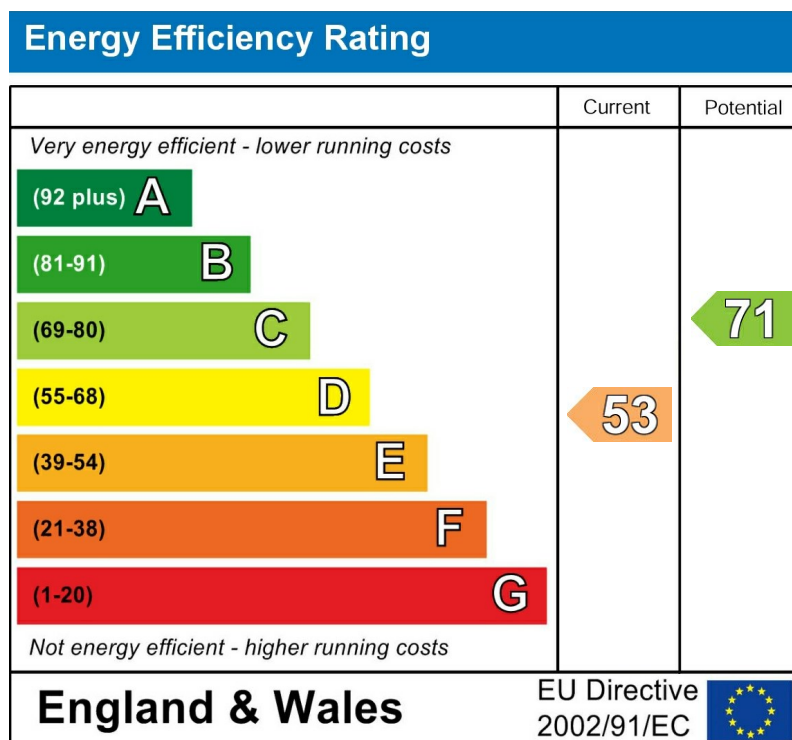
999-year lease from 1983.

The service charge per six months is currently £491.57. The ground rent per annum is £100.00





Take the A478 northwards out of Tenby for approximately 4 miles until reaching Pentlepoir. Continue through Pentlepoir and at the bottom of the hill turn right onto Kingsmoor Rd. The block of flats is on the right-hand side. The apartment is accessed via a stairwell at the back of Greenacre Court.















Floor Plan



Measurements are approximate. Not to scale. Illustrative purposes only  
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