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37 Paxton Court, White Lion Street, Tenby

A great opportunity to purchase an immaculate two bedroom luxury penthouse apartment, with panoramic views over Tenby's iconic harbour, the north beach and the coastline beyond. Paxton Court has been purpose built as a modern retirement home for the over 55's and offers the very best in luxury and comfort. The apartment is immaculately presented with incredible views of the town and coast, all the way across to the Gower and Worms Head. It has the added benefit of a guest suite for use by visiting family and friends, a large communal lounge and gardens for the use of the residents. Secure undercroft parking is available on site. EPC Rating B

Asking Price £499,950

Tenure Leasehold





Lounge



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DIRECTIONS

From our office head up through Tudor Square to the seafront and turn left at the mini roundabout. The main entrance to Paxton Court is on the right hand side through a secure door entry system. Take the lift or stairs to the fifth floor and on exiting the lift, the door to apartment 37 is directly in front of you. The apartment is entered via a solid wood front door opening to an internal hallway.

ACCOMMODATION COMPRISES

Lounge/Diner with Balcony, Kitchen, Master Bedroom with En-suite, Bedroom Two/Study, Family Shower Room, Drying Room, Large Storage Cupboard.

LOUNGE

17'10" X 12'06" (5.44M X 3.81M)

The lounge is partially separated from the diner and has 3 double glazed sash windows, 2 of which boast views over the harbour and right along the coast to Caldey Island and Giltar point. There are 2 ceiling light fittings and a door leading to the stunning balcony.



DINING ROOM

9'01" X 14'10" (2.77M X 4.52M)

The dining room is partially separated from the living room and features an external door leading to the balcony area. The balcony would fit a table and 2 chairs and has a panoramic view of the North Beach and Harbour.



KITCHEN

10'11" X 9'0" (3.33M X 2.74M)

Modern shaker style kitchen has timber double glazed sash window to the side of the building with views of the town toward Caldey Island and the coast. There is a range of wall and base units with Iroko wood effect worktops, integrated fridge/freezer, 4 ring hob with extractor fan over, stainless steel sink, waist height double oven with space for microwave and integrated dishwasher.



MASTER BEDROOM

14'11" X 12'11" (4.55M X 3.94M)

Large double bedroom with under floor heating, walk in wardrobe and en-suite wet room. 2 double glazed sash windows provide views over Tenby town towards Penally and the sea. A door opens into a walk in wardrobe which has ceiling spotlights and a range of hanging rails and shelving.



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ENSUITE

7'09" X 7'01" (2.36M X 2.16M)

Master en-suite compliments the apartment and has been fitted to the same high standard as the main bathroom with large wet room shower, tiling throughout, centre ceiling LED spotlight unit, mains shower directly off the hot water tank, low level WC, wash hand basin set into vanity unit with shaver point and light above and heated chrome towel rail.



BEDROOM/ STUDY

13'01" X 9'08" (3.99M X 2.95M)

A spacious room, currently used as a study, with ample space to be used as a double bedroom. The window has far reaching views over the sea and Caldey Island and the room has a TV point and ceiling light point.



SHOWER ROOM

7'10" X 4'11" (2.39M X 1.50M)

Family bathroom is tiled floor to ceiling with a wet room style shower which also has a glass cubicle door to separate it from the WC area. LED ceiling spotlights and shaver light above the mirror, low level WC, wash hand basin set into vanity unit and heated towel rail.



DRYING ROOM

4'08" X 4'08" (1.42M X 1.42M)

Drying room has an LED spotlight unit and houses the hot water cylinder. All the hot water is supplied and heated through the community charge and the unlimited supply can be used throughout the day and night. The airing cupboard/drying room has additional shelving throughout and houses the electric consumer board and the underfloor heating controls to each room.

BALCONY

A wonderful area to enjoy the panoramic views the apartment has to offer.

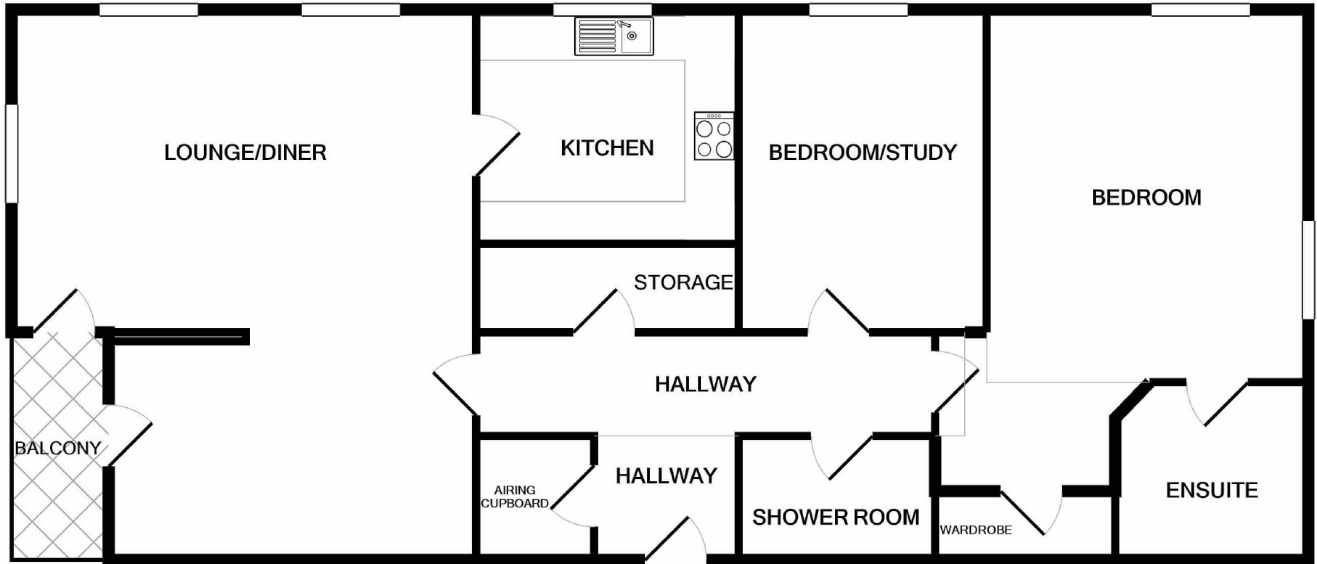


GUEST SUITE

Paxton Court offers the facility of a Guest Suite which family and friends can book directly through the main reception. This provides a home away from home at a fraction of the cost of a hotel room and the facilities include:-
En-suite shower room.
Television.
Tea and coffee making facilities.
Access to the home owners' lounge and other development facilities.

FLOOR PLAN

Not To Scale - For Illustration Purpose only



TOTAL APPROX. FLOOR AREA 1079 SQ.FT. (100.2 SQ.M.)
Measurements are approximate. Not to scale. Illustrative purposes only
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