



5 Quarry Cottages, Tenby

PRICE REDUCED TO SELL Offers In Region Of £350,000

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CHANDLER ROGERS
ESTATE AGENTS

5 Quarry Cottages, Tenby





THE PROPERTY

A beautifully presented end of terrace house located approximately 500 yards from the historic Town Walls. This quaint and charming house enjoys an idyllic riverside setting and accommodation comprising Lounge, Kitchen/ Dining Room, Four Bedrooms and Bathroom. The house benefits from gas fired central heating and double glazing throughout. The property is set back from the pavement with a small walled courtyard to the front. Across the road to the front is a concrete off road parking space that provides room for 4 vehicles, with steps down to a seating area on the bank of the River Ritec. At the rear steps lead to a raised and decked patio with space for al fresco dining, and a stone mains connected outbuilding. The property is situated in a quiet cul de sac with no through traffic. Tenby is a popular holiday destination with some of the best beaches in Pembrokeshire, a working harbour, shops, restaurants, pubs, etc all of which are within a short walk of the property.



Porch

The property is entered via the porch with a semi-glazed door to the Lounge.

Lounge

6.5m x 3.71m (21'4" x 12'2")

A spacious and bright Lounge with a window to the front and a recessed window to the side. Stairs to the first floor and a door to a large under stairs cupboard. A semi-glazed door to the kitchen. Ample space for a lounge



Kitchen

4.5m x 3.12m (14'9" x 10'3")

A large kitchen with room for a dining set with a window to the rear and French doors to the rear courtyard garden. A large Belfast sink with mixer tap over. Electric cooker and hob with extractor over. Space and connection for a washing machine and dishwasher. Fitted with a range of matching wall and base units with a solid wood worktop. Quarry tiled floor.

Bedroom 1

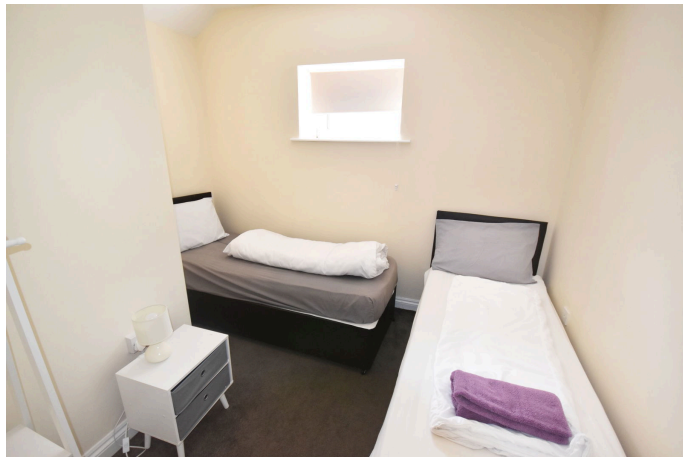
3.07m x 2.79m (10'1" x 9'2")

Double bedroom with window to the front. Double doors to built-in wardrobe.

Bedroom 2

3.15m x 2.36m (10'4" x 7'9")

Double bedroom with window to the rear. Double doors to built-in wardrobe.



Bedroom 3

2.9m x 2.97m (9'6" x 9'9")

L-shaped twin bedroom with window to the rear.

Bedroom 4

3.4m x 1.57m (11'2" x 5'2")

Single bedroom with window to the front.

Bathroom

Frosted window to rear. Fitted with matching pedestal wash hand basin, WC and bath. Enclosed corner mains connected corner shower unit with water resistant panelling. Partly tiled walls. Tiled floor. Heated towel rail. Cupboard housing Ideal gas fired combi boiler.



Externally

Featuring a small walled courtyard to the front, set back from the pavement. Across the road to the front is a concrete off road parking space that provides room for 4 vehicles, with steps down to a seating area on the bank of the River Ritec. At the rear steps lead to a raised and decked patio with space for al fresco dining, and a stone mains connected outbuilding.

Directions

As you approach Tenby under the railway viaduct continue onto South Parade and follow the one-way system along Upper Park Road and down onto Lower Park Road. As you pass under the railway viaduct Quarry Cottages is the first turning on the left.

Property Details

We understand the property to be freehold and mains connected. Property is in council tax band TBC







Energy Efficiency Rating		
	Current	Potential
Very energy efficient – lower running costs		
(92 plus) A		
(81-91) B		87
(69-80) C	68	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient – higher running costs		

