



**14 Millmoor Way, Haverfordwest, SA62 3JJ**

**Offers Over £585,000**

- \*Rare opportunity to own one of the original stone-built homes on Millmoor Way
- \*Detached four-bedroom property full of character and charm
- \*Elevated sea views from front-facing living areas and upstairs bedrooms
- \*Private gated driveway providing secure off-road parking
- \*Situated in the heart of Broad Haven, one of Pembrokeshire's most popular seaside villages
- \*Peaceful residential location just a short walk from Broad Haven beach
- \*Easy access to the Pembrokeshire Coast Path and scenic coastal walks
- \*No Chain Sale



## Situation/Description



A rare and exciting opportunity to acquire one of the original stone-built properties on the highly sought-after Millmoor Way, in the picturesque seaside village of Broad Haven.

This charming and character-filled detached four-bedroom residence stands as a testament to traditional craftsmanship, having been lovingly maintained and thoughtfully updated by its current owners. Set within a peaceful residential setting, the home offers a wonderful sense of space and versatility, boasting three well-proportioned reception rooms that cater beautifully to modern family living, home working, or entertaining.

From the moment you step inside, you are met with a warm and welcoming atmosphere, enhanced by the property's original features and tasteful enhancements. To the front, elevated sea views can be enjoyed from the main living areas and upstairs bedrooms, offering an ever-changing coastal backdrop that brings a sense of calm and connection to the surroundings.

Externally, the property continues to impress with its private gated driveway, providing secure off-road parking, and a low-maintenance garden area to the side, ideal for alfresco dining or simply enjoying the peaceful location without the upkeep of a larger plot.

Positioned just a short stroll from the golden sands of Broad Haven beach and the scenic Pembrokeshire Coast Path, this home offers the very best of coastal living. Whether you're seeking a permanent residence, a holiday home, or an investment in a thriving seaside village, this property presents a rare opportunity.

The village of Broad Haven itself is a vibrant yet laid-back community, offering a safe, sandy beach, popular with families and water sports enthusiasts alike. A selection of local amenities, including a village shop, cafés, pubs, and a well-regarded local school, are all within easy walking distance. The county town of Haverfordwest is just a 15-minute drive away, providing a wider range of shops, supermarkets, schools, and transport links, including a railway station and hospital.

## Entrance Hallway



Property entered via wooden arched feature doorway, tiles to floor, fitted storage cupboard space, under stairs storage cupboard, wall lights, radiator, staircase leading to shower room and first floor landing, doors leading off to:

## Reception Room 1(Living Room)



Double glazed bay window to side, solid wood flooring, wall lights, radiator, feature fireplace with log burner insert sat on a slate hearth with iron mantle over, fitted shelving into feature alcoves.

## Reception Room 2 (Dining Room)



Double glazed bay window to side with views towards Broad Haven Beach, double glazed window to fore with deep slate sill, wall lights, exposed ceiling beams, radiator, fitted shelving into recess, door leading through to reception room 1.

### Breakfast Room



Double glazed window to fore with wooden sill, exposed ceiling beams, tiles to floor, fitted shelving into recess, radiator, leading through to kitchen area.

### Kitchen/Utility



Double glazed windows to fore, side and rear, pvc door to rear, a range of shaker style wall and base units with granite work surface over, integral sink and drainer with mixer tap over, integral 4 ring induction hob and electric oven with extractor fan over, space for dishwasher and fridge/freezer, floor standing oil boiler, granite fitted shelving into recess, space for white goods, plumbing for washing machine, radiator, spotlights.

### Storage Room

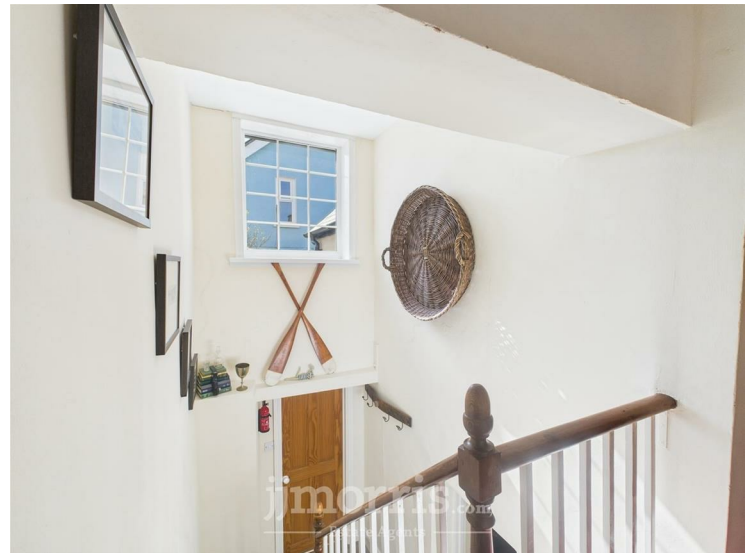
Obscure pvc door to side with steps, lighting and power points, water supply.

### Shower Room



Full height wall tiles, tiles to floor, radiator, wash hand basin, low level w.c, walk-in shower area with chrome power shower, spotlights, extractor fan, radiator.

### First Floor Landing (Split)



Large double-glazed window over staircase, small number of steps leading to first floor doors.

### Bedroom 1



Double glazed window to fore with slate tiled sill, spectacular views of Broad Haven beach from the vantage point, wooden flooring, radiator, iron feature fireplace, exposed ceiling beams.



### Bedroom 2



Double glazed windows to fore and side with perfect water views towards Broad Haven beach, wooden flooring,

### Bedroom 3



Double glazed window to side with dep sill, wooden floor, radiator, loft access.

### Bedroom 4



Double glazed window to side, wooden effect flooring, radiator.

### Bathroom



Obscure double-glazed window to side, tiles to floor, wash hand basin, low level w.c, roll top bath with chrome central mixer tap and shower attachment over, shower enclosure with power shower, fitted storage cupboard space, wall mounted bathroom cabinet, radiator.

### Externally



The property is approached via a private gated courtyard, attractively finished with stone flag flooring and enclosed by matching stone walls that complement the home's original architecture, creating a cohesive and characterful aesthetic.

To the side, a private gated driveway offers off-road parking, laid with paving for ease of maintenance. This area also features a small lawn and a raised decked terrace, perfectly positioned for outdoor dining or relaxing while taking in the lovely water views.

The outdoor space is further enhanced by raised planted borders filled with mature shrubbery, including a striking palm tree, adding a touch of greenery and privacy. A timber storage shed provides practical external storage, while the oil tank is discreetly located to the rear of the property.

Altogether, the outdoor areas offer a well-balanced mix of practicality, low maintenance, and peaceful enjoyment — ideal for coastal living.

### Utilities & Services

Heating Source: Oil

Services:

Electric: Mains

Water: Mains

Drainage: Mains

Broadband/Wireless: Yes

Tenure: Freehold

Local Authority: Pembrokeshire County Council

Council Tax: Band E

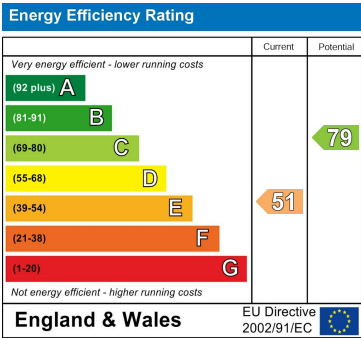
Floor Plan



Area Map



Energy Efficiency Graph



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