



11 Bro'r Dderwen, Clunderwen, SA66 7NR

Offers In The Region Of £219,950

An end-terrace 4 bedroom house offering well presented accommodation ideal for a family or couple, situated on a popular residential development within the village of Clynderwen. The property has a delightful garden which backs directly onto the village recreational playing field, driveway and garage. This is a lovely well kept home, ready for immediate occupation, being offered for sale with no onward chain. Viewing is highly recommended.

Situation

The property is situated off a council maintained road, on a small residential development within the village of Clunderwen. Near by amenities include a train station with line running to Carmarthen and beyond, a village shop, pharmacy, hair dressers, DIY stores and recreational field with play area and tennis courts. Narberth town is approximately 3.5 miles distance and provides a range of shops and services along a traditional high street, plus public swimming pool, CK's supermarket, cafes and restaurants etc. The main A40 road is approximately 1.5 miles distant and provides good road access to Haverfordwest or Carmarthen/the M4 corridor.

Accommodation

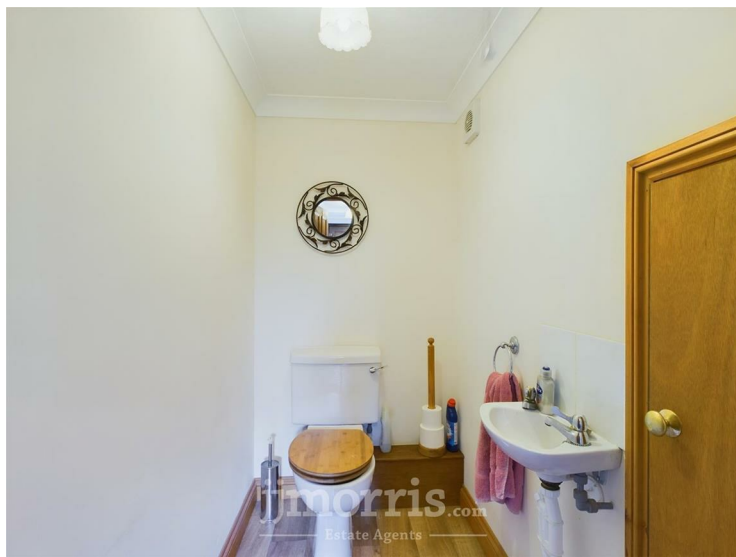
UPVC double glazed front door opens into:

Entrance Hall



Stairs rise to first floor, doors open to:

Cloak Room



W.C, wash hand basin, built in under stairs storage cupboard.

Living Room

Double glazed windows to front, radiator, glazed double doors open to:

Kitchen Diner



Fitted with a range of wall and base storage units, worktops over, single drainer sink, single electric oven, 4 ring gas hob, extractor hood, part tiled walls, plumbing for mashing machine, wall mounted gas boiler serving the hot water and central heating, double glazed windows and external door to rear, space for dining table and chairs, radiator.

First Floor Landing



Access to loft space, doors open to all rooms.

Bedroom 1



Double glazed roof window to rear, radiator.

Bedroom 2



Double glazed window to rear, radiator.

Bedroom 3



Double glazed window to front, radiator.

Bedroom 4



Double glazed window to front, radiator, built in storage cupboard over the stairs.

Bathroom



Comprising a bath with shower over, W.C, pedestal wash hand basin, radiator, part tiled walls, frosted double glazed window to rear.

Externally



To the front of the property is a hedgerow garden with shrubs and plants, a hard standing driveway and access to the garage. Side access leads to the rear garden which is fully enclosed by mature hedgerows and enjoys colourful beds with flowers and plants.

Garage

Up and over door to front, window to rear, power and lighting.

Services

Mains water, electric and drainage. LPG gas heating.

Tenure

Freehold

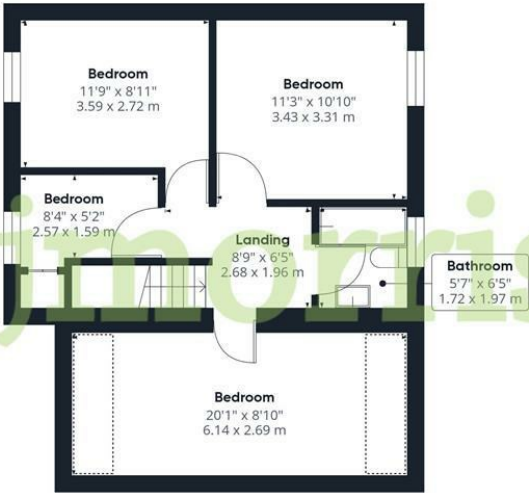
Directions

From Narberth, head due north across the A40 onto the A478 and proceed into Clunderwen. Turn right into Bro'r Dderwen, and number 11 is found on the left hand side.

Floor Plan

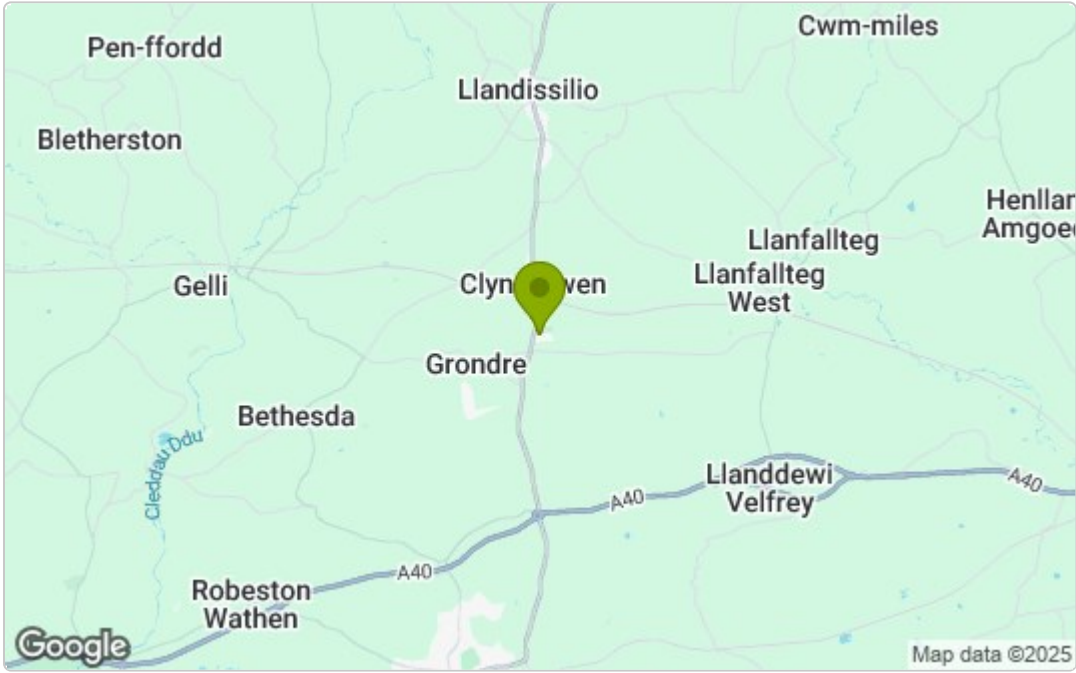


Floor 0

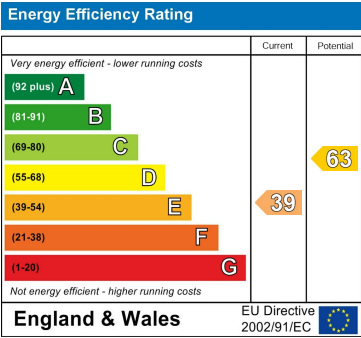


Floor 1

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

5 High Street, Cardigan,
Ceredigion, SA43 1HJ
T: 01239 612 343
E: cardigan@jjmorris.com

21 West Street, Fishguard
Pembrokeshire, SA65 9AL
T: 01348 873 836
E: fishguard@jjmorris.com

4 Picton Place, Haverfordwest
Pembrokeshire, SA61 2LX
T: 01437 760 440
E: haverfordwest@jjmorris.com

Hill House, Narberth,
Pembrokeshire, SA67 7AR
T: 01834 860 260
E: narberth@jjmorris.com