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Flat 3 Lion House, Tenby, SA70 7TE
Offers in excess of £160,000

** NO ONWARD CHAIN | UPPER FLOOR APARTMENT **

Occupying the top floor of a striking, rendered Victorian period building in the heart of Manorbier's Conservation Area, this well-proportioned second-floor apartment offers an exciting opportunity for coastal living or investment.

Approached via a private first-floor entrance hallway and staircase, the accommodation spans approximately 689 sq. ft. and comprises a generous living and dining room, a separate fitted kitchen, two comfortable double bedrooms, a versatile third single bedroom or study, and a modern shower room.

Parking space available - please see agent note.

Available with no onward chain, the property also presents strong rental appeal. Comparable flats within Lion House achieve around £950–£975 per calendar month on a long-term residential let, while the building already has a proven track record for lucrative holiday letting—subject to standard lease and local authority checks—making this an ideal permanent home, coastal bolthole, or turnkey investment.







Disclaimer

1. MONEY LAUNDERING REGULATIONS: Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.
2. General: While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property.
3. Measurements: These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture.
4. Services: Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.
5. THESE PARTICULARS ARE ISSUED IN GOOD FAITH BUT DO NOT CONSTITUTE REPRESENTATIONS OF FACT OR FORM PART OF ANY OFFER OR CONTRACT. THE MATTERS REFERRED TO IN THESE PARTICULARS SHOULD BE INDEPENDENTLY VERIFIED BY PROSPECTIVE BUYERS OR TENANTS. NEITHER GOODMOVE NOR ANY OF ITS EMPLOYEES OR AGENTS HAS ANY AUTHORITY TO MAKE OR GIVE ANY REPRESENTATION OR WARRANTY WHATEVER IN RELATION TO THIS PROPERTY.

Section 21

Under the terms of the Estate Agency Act 1979 (section 21) please note that the Vendor of this property is a staff member of the Goodmove Group.

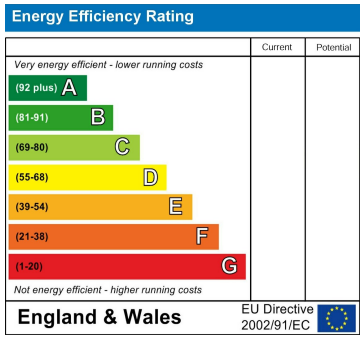
Leasehold Information

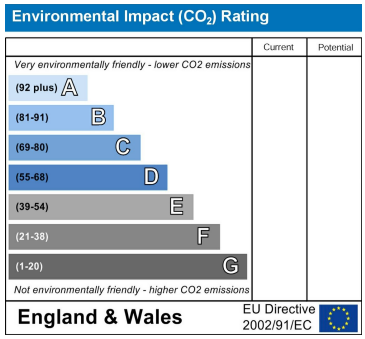
137 years remaining on the lease - share of freehold
Ground rent: £100 per annum
Maintenance charge: Split 3 ways

This information is provided by the vendor and should be verified during the conveyancing process.

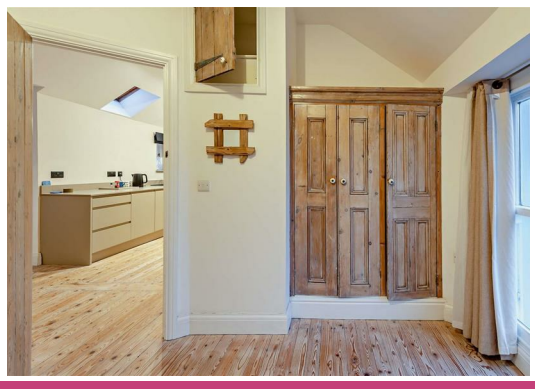
Agent Note

Please note a car parking space is available at a property (bungalow) opposite at the end of a private car park. The cost is £2 a day £730 per year from the 1st Jan 2027.











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