01437 762288

www.westwaleshomerentals.co.uk

A Holding Deposit equal to 1 week's rent will be required to secure the property

Broadview Chalet* Old Lane, Broad Haven, Haverfordwest, Pembrokeshire, SA62 3TY

A bright and spacious 3-bedroom detached chalet-style property situated in the coastal village of Broad Haven. Offering elevated countryside views, flexible split-level living accommodation, and close proximity to the beach, the property provides a well-appointed coastal residence.

The accommodation briefly comprises an entrance hall on the ground floor leading to two double bedrooms, one featuring its own en-suite shower room, along with a separate family bathroom. Stairs rise to the first floor, which features an open-plan kitchen, lounge, and dining area with access to an elevated balcony, a further double bedroom with an en-suite shower room, and useful additional landing space.

Outside, the property benefits from a timber decked walkway wrapping around the side, and off-road parking to the front.

On successful application, a holding deposit of £228.73, equivalent to 1 week's rent (monthly rent/4.35), will be required.

Rent: £995pcm
Deposit: £1,095
Council Tax: Band: D
EPC Rating: C
Oil central heating

- Detached Property
- Three Bedrooms
- Veranda at First Floor Level
- Off Street Parking
- Council Tax Band: D
- Sea Views
- Two Ensuite plus Bathroom
- Unfurnished
- Oil central heating
- EPC Rating: C

RENT: £995 PCM

DEPOSIT: £1,095

40 High Street, Haverfordwest, Pembrokeshire, SA61 2DA info@westwaleshomerentals.co.uk

The Property Ombudsman

The Agent that goes the Extra Mile

NAEA National Association of Estate Agents

LOCATION

The village of Broad Haven is set within the beautiful Pembrokeshire Coast National Park, a designated area of outstanding natural beauty. The long sandy beach is particularly popular with 'bucket and spade' and boating enthusiasts, whilst walkers and bird-watchers appreciate the coastal path, which gives access to some spectacular scenery. The village has local facilities such as a post office, shops, pubs and restaurants.

The county town of Haverfordwest lies 6 miles to the east, and provides a wide range of amenities, including main line train station, hospital, supermarkets, new leisure centre and swimming pool, cinema, sixth form college, retail parks, shops etc.

An unmade lane gives access to the front of the property, where a block paved drive positioned at the front of the property gives parking for a car and access to the Garage.

HALLWAY

A wooden 1/2 double glazed front door enters into the Hallway. Doors to Bedroom One, Bedroom Two, Bathroom, cupboard (0.99m x 0.88m). Access to understair storage and stairs to first floor.

BEDROOM ONE

15'4" x 15'3" max (4.68 x 4.67 max)

Wooden double glazed window to front, wooden double glazed window to side. Access to cupboard housing Worcester boiler.

BATHROOM

10'9" x 6'11" max (3.30 x 2.13 max)

Fitted with white suite comprising wash hand basin, WC and bath with tiled surround and glass screen and electric Mira shower over. Vinyl flooring, extractor fan and radiator.

BEDROOM TWO

18'10" x 11'6" max (5.75 x 3.53 max)

L-shaped room with wooden double glazed window to side giving view of front outside area, radiator. Door to Ensuite shower room.

ENSUITE SHOWER ROOM

2'11" x 9'6" (0.89m x 2.90m)

White suite comprising wash hand basin and WC. Tiled shower enclosure with shower over. Radiator and extractor fan.

LANDING

Wooden double glazed window to the rear, wooden double glazed window to front. Doors to open plan Lounge/Kitchen and Bedroom.

OPEN PLAN LOUNGE/KITCHEN

19'7" x 17'4" max (5.98 x 5.29 max)

Wooden double glazed window to rear. Wooden double glazed sliding doors giving access to external veranda sitting to the front of the property.

Kitchen area comprising matching wall and base units with work top space over. Tiled splash backs, 1½ sink, integrated Halogen hob with extractor hood over, integrated electric oven, integrated fridge.

BEDROOM THREE

12'11" x 14'5" max (3.95 x 4.41 max)

L-shaped room with wooden double glazed window to front. Access to loft space, door to Ensuite.

ENSUITE SHOWER ROOM

4'8" x 9'4" (1.43 x 2.86)

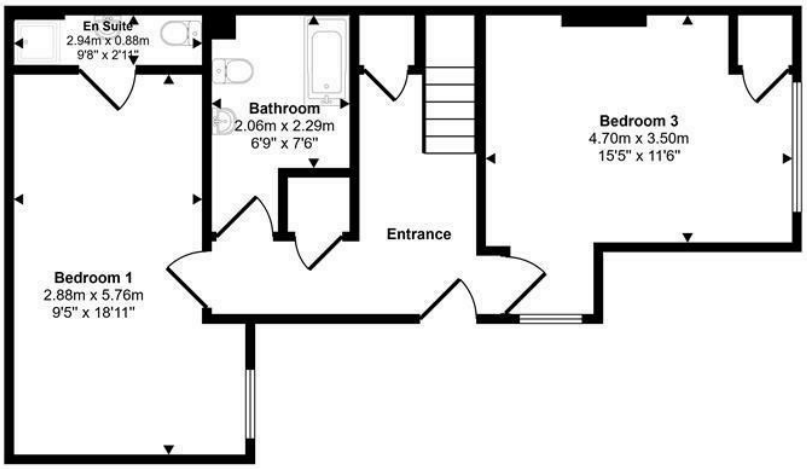
White suite comprising wash hand basin and WC. Tiled shower enclosure fitted with shower. Vinyl floor, radiator, extractor fan, obscure wooden double glazed window to rear.

EXTERNALLY

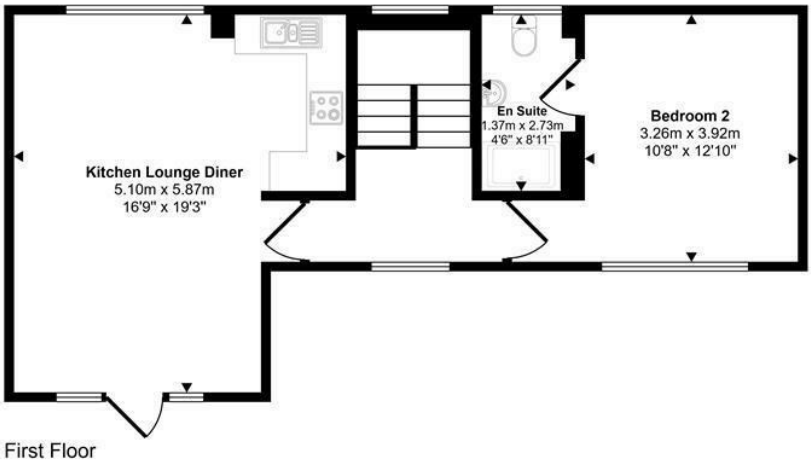
Externally, a veranda sits to the first floor level of the property. It is accessed via the sliding doors from the open plan Lounge area. The veranda extends around to the side of the property to steps which lead up to the rear decking area which sits to the rear of the property.

DIRECTIONS: Leave our Haverfordwest office, take the road out of Haverfordwest towards Broadhaven. On reaching Broadhaven, continue along the sea front taking the turning left towards the car parking area, continue on this road as it bears around left and continue for a short while, with the pond on your left. After you pass the pond, take the next turning right up an unmade lane. The property is the first property on the left.

Approx Gross Internal Area
114 sq m / 1222 sq ft

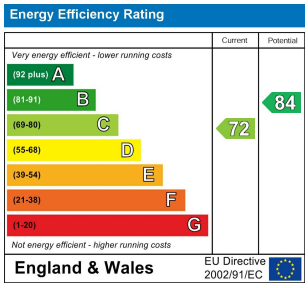


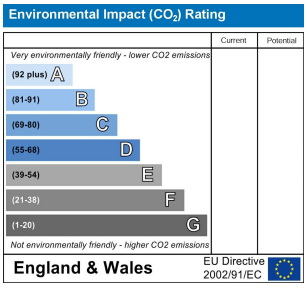
Ground Floor
Approx 59 sq m / 638 sq ft



First Floor
Approx 54 sq m / 584 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.





The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated Office in Mayfair, London

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