



5 Millfields Close, Pentlepoir SA68 0SA

Offers in the region of £285,000

Immaculate Detached Bungalow
4 Bedrooms, Master En-Suite
Large Conservatory, Private Rear Garden
Ample Off Road Parking
Close To Coast

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JB/DT/069255/260319

DESCRIPTION

***** WELL PRESENTED
DETACHED BUNGALOW*****

Located close to the coast in a sought after location and being presented to a high standard, this well proportioned accommodation is ideally suited to a family or retirees. This spacious accommodation includes a modern kitchen/diner with a large conservatory, lounge, 4 bedrooms, master en-suite and family bathroom. Externally there is a driveway with ample parking for up to 5 cars leading to the garage with side access to rear garden. The rear garden is well maintained and private, designed for ease of maintenance. The village of Pentlepoir is within a short drive of the popular seaside resorts of Saundersfoot and Tenby with their picturesque harbours and long sandy beaches..

ENTRANCE HALL

Double glazed door with matching side panel leads through to the entrance hall with fitted carpet, radiator, ceiling light. Leading to:

INNER HALL

Fitted carpets, two ceiling lights, doors leading to various rooms:

LOUNGE

17'11 x 9'7 (5.46m x 2.92m)
Fitted carpet, inset ceiling lights, double glazed window to rear, double glazed window to side, two radiators.

KITCHEN/DINER

22'8 x 9'10 (6.91m x 3.00m)
The dining area has fitted carpet, inset ceiling light, radiator and double glazed doors to conservatory. Opening leading through to kitchen area with timber flooring, a range of modern wall and base units with worktop over, space for range cooker, plumbing for dish

washer, space for American style fridge/freezer, 1½ bowl sink with drainer, double glazed window to rear.

CONSERVATORY

14'7 x 9'8 (4.45m x 2.95m)
Timber flooring, two radiators, double glazed doors to rear garden.

BEDROOM 1

Fitted carpet, ceiling light, radiator, double glazed window to the side, double mirrored wardrobe, door to

EN-SUITE BATHROOM

Vinyl flooring, radiator, ceiling light, white suite comprising panelled bath with shower over, low level WC, pedestal wash basin, tiled walls, built in airing cupboard with shelving.

BEDROOM 2

12'5 x 10'5 (3.78m x 3.18m)
Fitted carpet, ceiling light, radiator, 2 double glazed window to the front, double glazed window to the side.

BEDROOM 3

9'7 x 7'11 (2.92m x 2.41m)
Fitted carpet, ceiling light, radiator, double glazed window to the front, double glazed door leading to a double glazed side porch with door to the garden.

BEDROOM 4

8'11 x 7'10 (2.72m x 2.39m)
Fitted carpets, ceiling light, radiator, double glazed window to side.

SHOWER ROOM

9'5 x 5'11 (2.87m x 1.80m)
Modern shower room with vinyl flooring, ceiling light, heated towel rail, glazed shower cubicle, low level WC, wash hand basin, obscured double glazed window to the side.

GARAGE

15' x 9'1 (4.57m x 2.77m)
Plumbing for washing machine, loft space, double glazed window to side, up and over door.

EXTERNALLY

To the front of the property there is Tarmac drive for up to five vehicles leading to garage., Access to both sides of the property. To the rear there is good sized south facing garden with large decked area, level lawn, a range of mature shrubs, ornamental stoned areas and fenced boundary.

SERVICES

We are advised that mains services are connected to the property. Mains gas central heating.

VIEWING

By appointment with the selling Agents on 01834 842 859 or e-mail
tenby@johnfrancis.co.uk

OUR OFFICE HOURS

Monday to Friday
9:00am to 5:30pm
Saturday 9:00am to 4:00pm

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TENURE

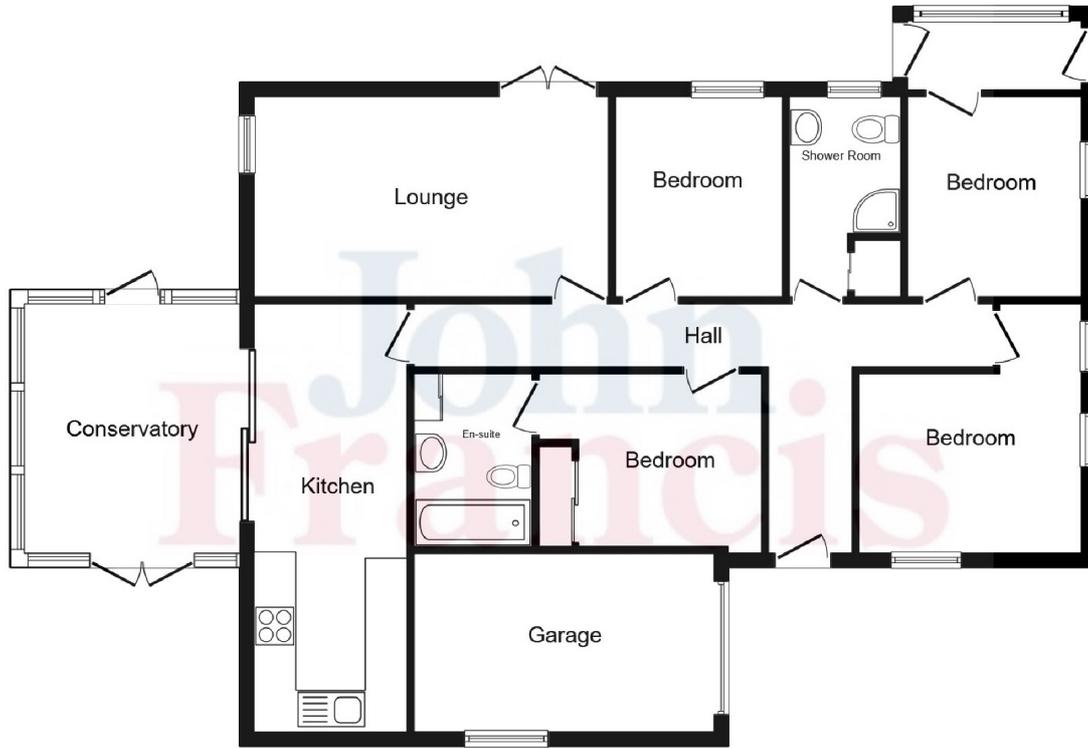
We are advised that the property is Freehold

GENERAL NOTE

Please note that all floor plans, room dimensions and areas quoted in these details are approximations and are not to be relied upon. Any appliances and services listed on these details have not been tested.

DIRECTIONS

From Tenby, take the main road heading towards Kilgetty. Proceed for approximately 4 miles to the village of Pentlepoir. Continue through the village turning left into Templebar Road. Follow the road for approximately a quarter of a mile turning left into Millfields Close and the property can be located on the right hand side.



Floor Plan

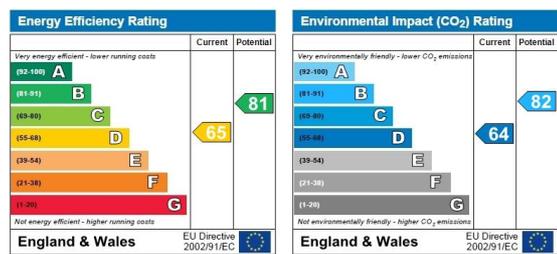
This plan is for illustration purposes only and may not be representative of the property. Plan not to scale.

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**John.
Francis**