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COASTY
Property & Estates



Cloverton
Cardigan, Pembrokeshire SA43 2SN
Offers in the region of £389,950

**** PRICE REDUCTION **** A superb, immaculately presented 7 bedroom property that would be ideal for either an impressive family home or a spacious bed and breakfast.

Cloverton House is a very impressive immaculate 7 bedroomed property located in the pretty north Pembrokeshire village of Cilgerran. The large versatile accommodation would make a fantastic bed and breakfast or a substantial family home. A large off road parking area capable of parking for several cars to the front of the property, and a large rear garden with beautiful river and woodland views add to the grand feeling of this property. with its two lounges, 7 bedrooms, many with ensembles, large kitchen diner and separate dining room, and all of the rooms containing lovely period features, and with a warm welcoming feeling, Cloverton house must be viewed to be appreciated.

Cilgerran is a desirable village location which stands proudly above the impressive River Teifi, famous for it's salmon fishing using traditional coracles. Also, modern Canadian style canoe trips can also be taken along this haven for wildlife. The village also boasts a Norman Castle ruin set in pretty grounds. The busy little market town of Cardigan is just a short drive away, as are the stunning beaches.

Ground floor

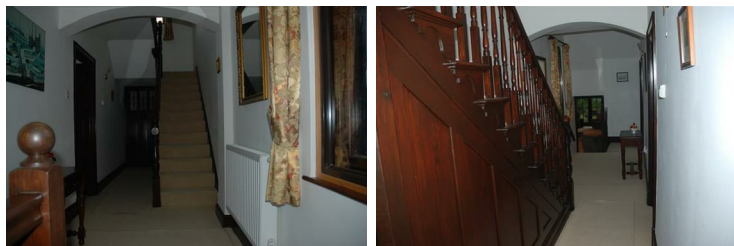
Spacious accommodation comprising of the following rooms:

Entrance Lobby

5'3" x 5' (1.60m x 1.52m)

Quarry tiled floor and door into Hallway

Hallway



A spacious, rather grand hallway with beautiful wooden feature stair balustrade and under stair storage. Radiator

Reading Room/Reception Room 1

13' x 9'2" (3.96m x 2.79m)

With a wood burning stove set into a feature fireplace and doorway to the side of the property.

Dining Room

21'6" x 11' (6.55m x 3.35m)



An impressive dining area with a lovely period fireplace and room to accommodate several diners.

Cloak Room

7'8" x 2'11" (2.34m x 0.89m)

With a white close coupled w/c and wash hand basin. Steps down to Kitchen area.

Kitchen

20'6" x 11'11" (6.25m x 3.63m)



This lovely kitchen comprises of a wide range of bespoke wooden wall and base units with contrasting work surfaces, Belfast sink and professional cooker with extractor. Large enough to accommodate a family dining table, this would make a fantastic hub of the home, or a busy working area.

Utility Room

7'2" x 6'1" (2.18m x 1.85m)

With plumbing for all of your laundry needs, work surface and door to side of the property.

Lounge

24'5" x 11'7" (7.44m x 3.53m)



With its wood burning stove set into a stone ingle nook fireplace with slate hearth. French doors leading to patio areas and lawned gardens. Twin door connecting to Sitting Room.

Music/Sitting Room

20'5" x 11'6" (6.22m x 3.51m)



A light and pretty room currently used as a music room.

Study

11'7" x 6'11" (3.53m x 2.11m)



With gorgeous garden views from the French doors.

First Floor

Spacious accommodation comprising of the following rooms:

Landing



A sizeable landing with doors to all bedrooms.

Bedroom 1

13' x 9'3" (3.96m x 2.82m)



With feature fireplace.

Bedroom 2

11'1" x 9'6" (3.38m x 2.90m)



With feature fireplace.

Bedroom 3/Games Room

17'10" x 16'10" (5.44m x 5.13m)

A light and spacious room.

Bedroom 4

11'10" x 10'9" (3.61m x 3.28m)



With charming sloping ceiling and velux roof light.

Bedroom 5

12'8" x 12' (3.86m x 3.66m)



With stunning garden and valley views.

Bedroom 5 - Ensuite shower room

With Shower and w/c

Bedroom 6

12'8" x 11'8" (3.86m x 3.56m)



With garden and valley views.

Family Shower Room

6'5" x 4'5" (1.96m x 1.35m)

With white close coupled w/c, wash hand basin and shower cubicle.

Bedroom 7

22' x 11'8" (6.71m x 3.56m)



With picturesque woodland and garden views.

Bedroom 7 - En-Suite Bathroom

9'x 7'6" (2.74mx 2.29m)

With large white corner bath and quadrant shower cubicle, close coupled w/c and vanity wash basin.

Integral Double Garage

17'10" x 16'10" (5.44m x 5.13m)

Exterior



The impressive Cloverton.

Garden and views



With beautiful wooded valley views, looking down to the River Teifi.

A stunning place to entertain or to sit and relax with a good book.

River Teifi and Castle



Near by river views and Cilgerran Castle.

Floor plans



Whilst every effort is made to ensure the accuracy of the floor plan, measurements of floors, windows and rooms are approximate and are for general guidance purposes and should only be used as such by any prospective purchaser or tenant.
 Plan produced using The Mobile Agent.



