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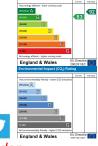




2 Smugglers Cove, Sandyke Lane, Broad Haven, Pembrokeshire, SA62 3JQ

- SEMI DETACHED DORMER BUNGALOW
- FOUR BEDROOMS
- PHOTOVOLTAIC PANELS
- POPULAR COASTAL VILLAGE
- CLOSE TO AMENITIES

- CAR PORT & OFF ROAD PARKING
- AIR SOURCE HEAT PUMP HEATING
- WALK TO BEACH
- DESIRABLE LOCATION
- EPC RATING B



30 Years

Offers In Excess Of £300,000

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



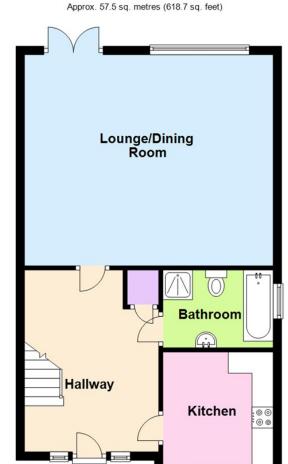
12 Victoria Place, Haverfordwest, Pembrokeshire, SA61 2LP EMAIL: haverfordwest@westwalesproperties.co.uk TELEPHONE: 01437 762626





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Ground Floor



First Floor Bedroom 2 **Bedroom 1 Bedroom 4 Bedroom 3**

Total area: approx. 102.3 sq. metres (1101.7 sq. feet)

TENURE: We are advised: FREEHOLD

SERVICES: We have not checked or tested any of the services or appliances at the property

We would respectfully ask you to call our office before you view this property internally or externally

HAL/AMR/12/21/OK

FACEBOOK & TWITTER

Be sure to follow us on Twitter: @ WWProps

https://www.facebook.com/westwalesproperties/

WE WOULD LIKE TO POINT OUT THAT OUR PHOTOGRAPHS ARE TAKEN WITH A DIGITAL CAMERA WITH A WIDE ANGLE LENS. These particulars have been prepared in all good faith to give a fair overall view of the property. If there is any point which is of specific importance to you, please check with us first, particularly if travelling some distance to view the property. We would like to point out that the following items are excluded from the sale of the property: Fitted carpets, curtains and blinds, curtain rods and poles, light fittings, sheds, greenhouses - unless specifically specified in the sales particulars. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise. Services, appliances and equipment referred to in the sales details have not been tested, and no warranty can therefore be given. Purchasers should satisfy themselves on such matters prior to purchase. Any areas, measurements or distances are given as a guide

only and are not precise. Room sizes should not be relied upon for carpets and furnishings

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This semi-detached dormer bungalow is situated just steps from the glorious beach in the popular coastal village of Broad Haven. Having four bedrooms and off-road parking, this property would make an ideal family home or holiday getaway. Benefitting from photovoltaic roof panels, and an air source heat pump heating system, the accommodation briefly comprises: Entrance hallway, fitted kitchen, lounge dining room with a cosy wood-burning stove and double doors out to the rear patio. and a family bathroom on the ground floor. Stairs lead up to four bedrooms and a WC on the first floor.

Externally, there is a carport to the side of the property with through access to the rear garden. There are a further two parking spaces in front and to the side of the house. The rear garden is paved with built-in bench seating to one side and has lovely views of the sea between the rooftops.

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 a mainline train station, hospital, supermarkets, leisure centre and swimming pool, cinema, college, retail parks, shops etc.

HALLWAY

LOUNGE DINING ROOM

19'8 x 16'5 (5.99m x 5.00m)

KITCHEN

10'9 x 8'8 (3.28m x 2.64m)

BATHROOM

8'7 x 6'3 (2.62m x 1.91m)

LANDING

BEDROOM 1

10'11 x 8'5 (3.33m x 2.57m)

BEDROOM 2

10' x 10'11 (3.05m x 3.33m)

BEDROOM 3

11' x 9'11 (3.35m x 3.02m)

BEDROOM 4

8'6 max x 10'10 max (2.59m max x 3.30m max)

WC

3'5 x 6'8 (1.04m x 2.03m)



DIRECTIONS

From our Haverfordwest office proceed up the High Street, into Dew Street following the one-way system round to the right. Take the Broad Haven road straight ahead, passing Tesco Stores and continuing on out of Haverfordwest. On entering Broad Haven drive down the hill, and into Millmoor Way. Turn left into Sandyke Lane (beside the bus stop) and the property can be found a short way down on your right hand side.

See our website www.westwalesproperties.co.uk in our TV channel to view our location videos about the area.