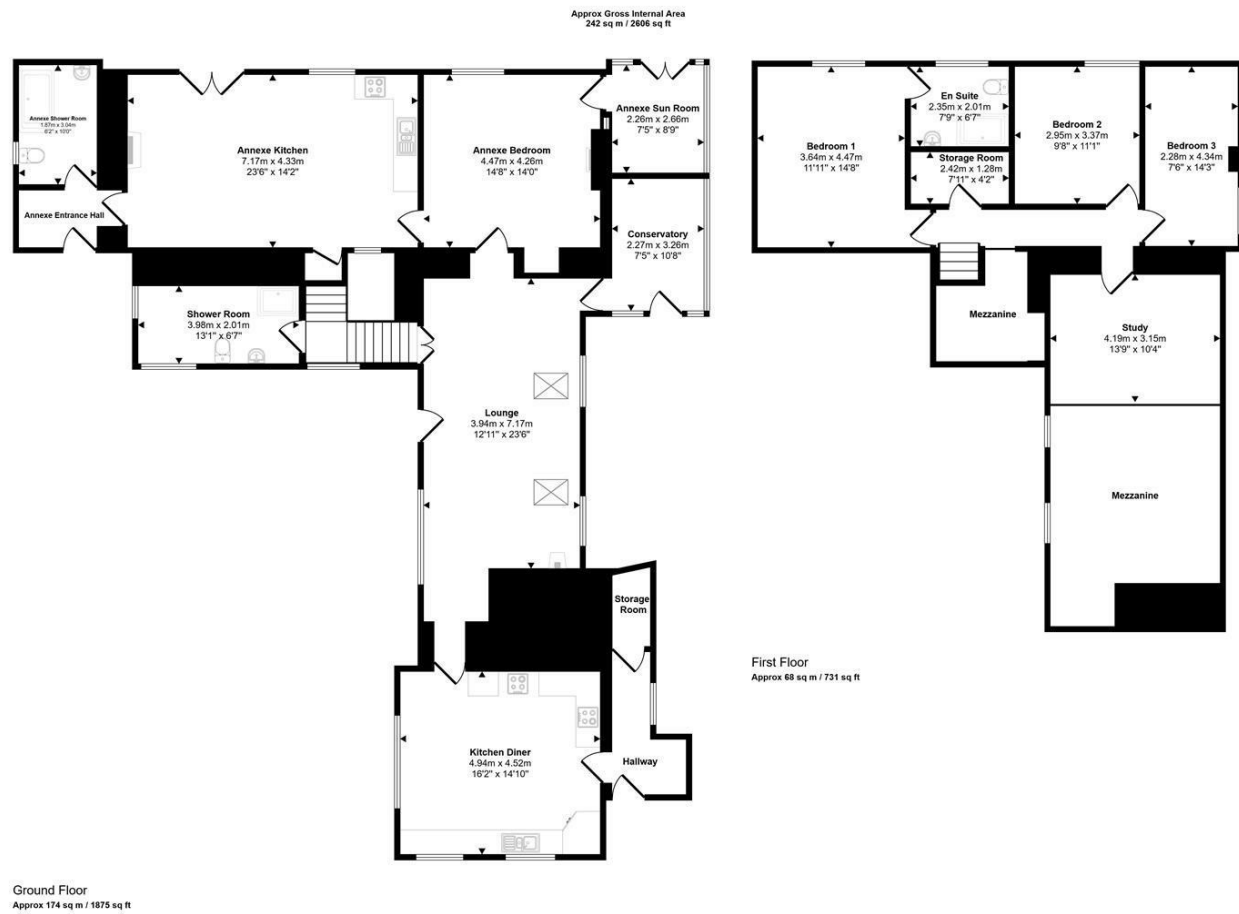




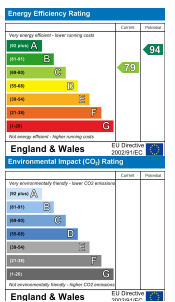
Plas Y Mabws Mabws Fawr, Mathry, Haverfordwest, Pembrokeshire, SA62 5LL

- Traditional Detached House With Annexe
- Gardens & Approx. 7 Acres Of Woodland
- Character Features
- Privately Owned Solar Panels And Heat Pump
- Ample Off Road Parking

- Three Bedrooms Plus 1 Bed Annexe
- Located On A Private Road
- Inglenook Fireplace And Mezzanine Floor
- Ideal Multi Generational Living Or Income Potential
- EPC Rating: C

£550,000

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



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The Agent that goes the Extra Mile





****NO ONWARD CHAIN****

Welcome to Plas Y Mabws, a character property with adjoining annexe located on a private road at Mabws Fawr, Mathry, set within an exclusive cluster of properties, this property would be an excellent opportunity for someone who is looking for an income stream from holiday letting or to accommodate multi generational living.

The current vendor has made upgrades to the heating and energy system, with an air source heat pump and privately owned solar panels. The layout briefly comprises of an open plan living room/diner with an inglenook fireplace housing a woodburning stove, vaulted ceiling with exposed beams and a mezzanine floor, a kitchen with feature range, side porch with boiler/store room and sun room. On the first floor there is a split level landing leading to the family shower room, a master bedroom with en-suite, two further double bedrooms and the mezzanine floor. The adjoining annexe consists of an open plan living area with kitchen, dining area, woodburning stove and also patio doors leading to the rear garden. The annexe also has a double bedroom with sun room, shower room, and a separate entrance hall, the bedroom has an interconnecting door to the main property's living area.

Externally, there are two driveways giving ample off road parking, generous lawned gardens and a further area of woodland measuring approximately 7 acres.

With endless potential and bags of character, viewing is highly recommended!

Nearby Mathry is a popular village situated some 2.5 miles from the North Pembrokeshire coastline at Abercastle, 8 miles from the Cathedral City of St Davids and 5 miles from the harbour and ferry port of Fishguard, on the North Pembrokeshire coast. The village has a tea room, church, public house, with wider facilities available in St Davids, Fishguard, and the county town of Haverfordwest, some 14 miles to the south.



DIRECTIONS

From our office in Haverfordwest, continue up the High Street and follow the one-way system, and bear right into Albert Street. Continue in the right-hand lane and bear right into Barn Street. Straight over mini roundabout and through the lights beside Lidl. Turn left before Tots nursery and continue up Crows Hill. Follow B4330 through Haycastle until you see signs for Mathry and turn right at the junction. Continue up this road a short distance until you come to Mabws Fawr, turn in, and follow the roadway through the houses taking you to the rear of the property. Plas Y Mabws is on the right hand side.
What3Words:///tropic.lemons.preheated

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