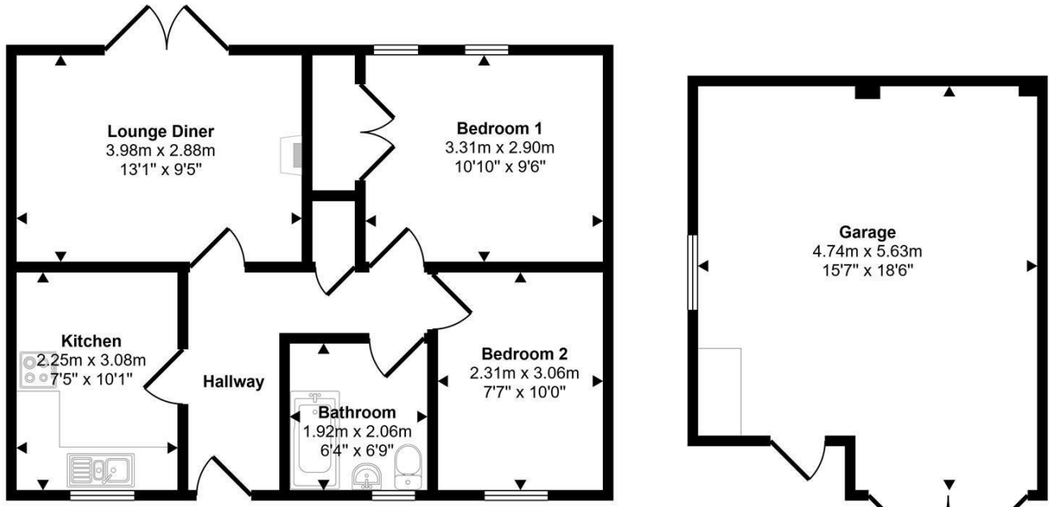
Approx Gross Internal Area
75 sq m / 808 sq ft



Floorplan
Approx 50 sq m / 539 sq ft

Garage
Approx 25 sq m / 269 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.

VIEWING: By appointment only via the Agents.
TENURE: We are advised Freehold
SERVICES: We have not checked or tested any of the services or appliances at the property.
COUNCIL TAX: Band 'C'
HEATING: Gas

ref: ADD/ LLE / JUNE/ 26
TAKEONOK/24/06/26

FACEBOOK & TWITTER
Be sure to follow us on Twitter: @ WWProps
https://www.facebook.com/westwalesproperties/

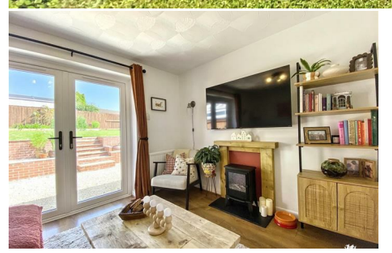
WE WOULD LIKE TO POINT OUT THAT OUR PHOTOGRAPHS ARE TAKEN WITH A DIGITAL CAMERA WITH A WIDE ANGLE LENS. These particulars have been prepared in all good faith to give a fair overall view of the property. If there is any point which is of specific importance to you, please check with us first, particularly 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.
Details are correct at the time of listing. We have not seen sight of all building regulations or planning permissions should they be necessary,

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

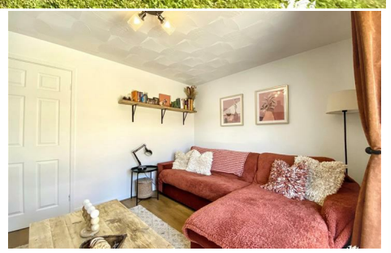
Nat West Chambers, Tudor Square, Tenby, Pembrokeshire, SA70 7AJ
EMAIL: tenby@westwalesproperties.co.uk
TELEPHONE: 01834 845584

01834 845584
www.westwalesproperties.co.uk



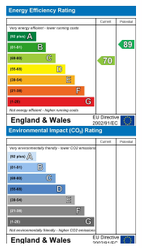






37 Oakfield Drive, Kilgetty, SA68 0UD

- Semi-Detached Bungalow
- Well Presented
- Contemporary Decor
- Driveway Parking With Garage
- Gas Central Heating
- Two Bedrooms
- Ideal First Time Buy
- Sought After Village Location
- Front And Rear Garden
- EPC Rating: C



Price £250,000

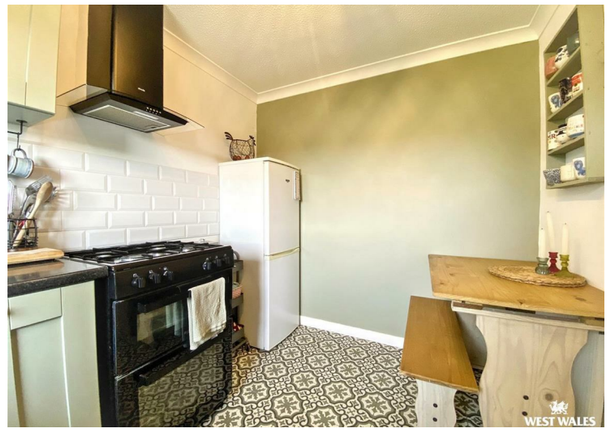
COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

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The Agent that goes the Extra Mile

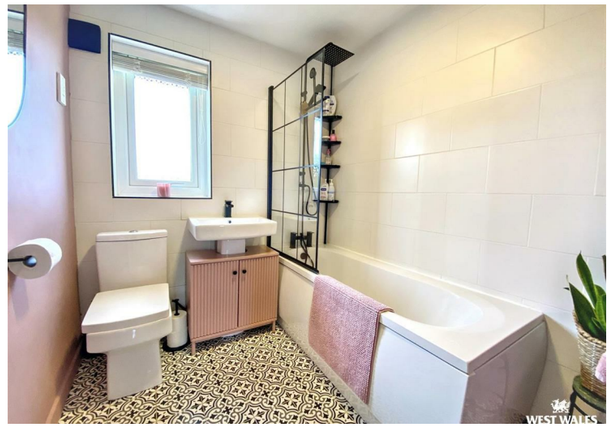


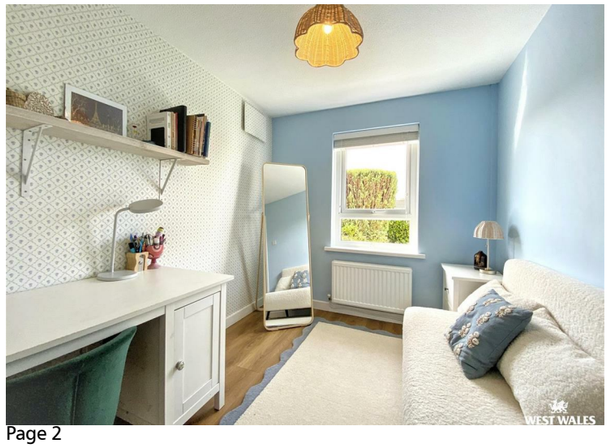


















This beautifully updated semi-detached bungalow has been lovingly improved by the current vendors and offers a stylish, contemporary accommodation throughout. Situated in the popular Pembrokeshire village of Kilgetty, the property is within easy walking distance of the high street and its range of local amenities. The property would make a brilliant first time buy or an investment property. Viewing is highly recommended!

The accommodation comprises; an entrance hallway with a warm and welcoming atmosphere, two bedrooms, a living room with French patio doors opening out onto the garden, a modern fitted kitchen with breakfast area, and a contemporary bathroom. The master bedroom looks out onto the mature garden and also benefits from ample built in storage. Bedroom two is currently utilised as a study, while still offering space for guests when they come to visit. The property further benefits from UPVC double glazing, and has gas central heating.

Externally, the property benefits from ample driveway parking leading to a single garage. Ideal for secure off road parking or storage, this space would also make a great workshop. The front garden is neatly laid to lawn and framed by a mature hedge, providing both kerb appeal and a sense of privacy. To the rear, the mature garden features a gravelled seating area ideal for outdoor dining, with steps rising to a further lawned garden. With well-placed flower beds and space for multiple seating zones, the rear garden offers an excellent setting for entertaining or relaxing outdoors.
Kilgetty has a number of amenities including a school, shops, railway station, and supermarket. Just a short drive away is the seaside village of Saundersfoot. Located at the foot of a picturesque wooded valley its appeal is due to the superb sandy beaches and the attractive harbour, which provide unrivalled opportunities for water-sports, beach games, and fishing. Saundersfoot also provides easy access to Wisemans Bridge where the beach is the starting point of the 186 mile Pembrokeshire Coast Path. Nearby is Colby Woodland Gardens, owned by The National Trust. Kilgetty is a peaceful village in the heart of rural Pembrokeshire, just a few miles from the coastal resorts of Tenby and Saundersfoot.







DIRECTIONS

Leaving the Tenby office follow the A478 to the New Hedges roundabout. Take the first exit taking you through Wooden and Pentlepoir, following the road down the hill until you reach the roundabout. Take the 2nd exit and enter the next roundabout, taking the 3rd exit into Kilgetty. Follow the road passing underneath the bridge for the railway line. Turn left onto Ryelands Way and then turn right onto Oakfield Drive. Follow the road and the property is located on the left hand side.
What/Three/Words:///research.enter.recur

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