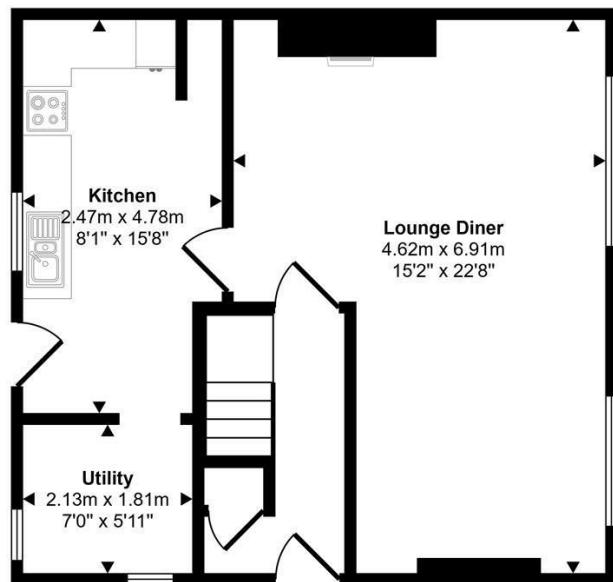
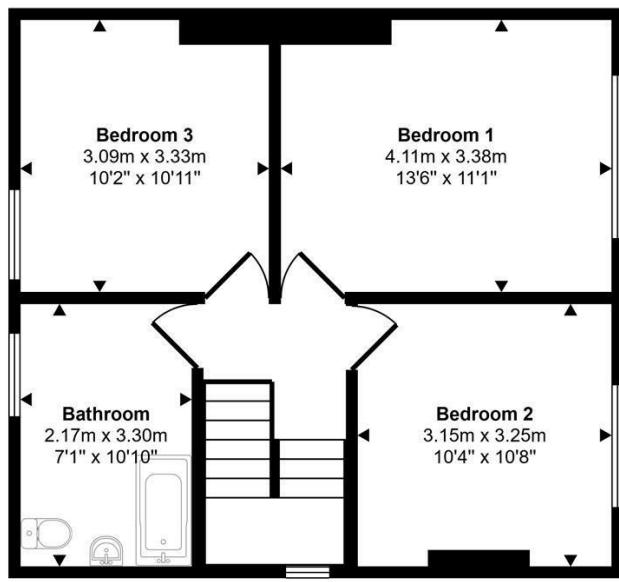


Approx Gross Internal Area  
99 sq m / 1070 sq ft



Ground Floor  
Approx 49 sq m / 532 sq ft



First Floor  
Approx 50 sq m / 538 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:** Oil

ref: ADD / LLE / FEB / 26

TAKEONOK/11/02/26/LLE

**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**

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TELEPHONE: 01834 845584

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## 1 Bush Terrace, Jameston, Tenby, SA70 8QD

- Semi-Detached House
- Ideal Investment Property
- Utility Room
- Front and Rear Garden
- NO ONWARD CHAIN
- Three Double Bedrooms
- Village Location
- Ample Driveway Parking
- Oil Central Heating
- EPC Rating: tbc

**By Auction £225,000**

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***The Agent that goes the Extra Mile***



## FOR SALE BY MODERN METHOD OF AUCTION

A brilliant opportunity for property investors, first time buyers or for those looking to put their own stamp on a property. Located in the popular village of Jameston, Tenby, this semi-detached house offers endless potential. With the added benefit on no onward chain, viewing is highly recommended!

The ground floor accommodation comprises; entrance hallway with original tiled flooring and staircase, the open plan living/dining room with a feature fireplace, a retro kitchen and a utility room which houses the oil boiler. The first floor provides; the family bathroom, and three double bedrooms. A loft space also provides additional storage. The property benefits from UPVC double glazing, and has oil central heating.

Externally, there is ample driveway parking for several vehicles, which also provides easy access to the rear garden. To the front of the property there is a lawned garden area which is also home to a variety of plants and shrubs. The rear offers a lawned garden, great for those with pets or children. A patio area also creates the ideal space for outside seating and summer BBQ'S. With direct access off the kitchen, you can really envision entertaining your family and friends in the summer months.

Jameston is a popular village with its two village pubs, village hall and regular 6 day bus service. Manorbier is just a short drive away and offers a train station, primary school, pub, restaurant, village shop/post office and access to sandy beaches, coastal paths, historical castle and 12th Century Church. The coastal towns of Tenby and Saundersfoot are less than 10 miles away, with a range of family activities.



## DIRECTIONS

From the Tenby office take Marsh Road out of town. Stay on A4139 all the way to Jameston, passing through Penally and Lystep. Upon entering Jameston, Bush Terrace is located on the right hand side.

What/Three/Words://repaying.singles.delved

See our website [www.westwalesproperties.co.uk](http://www.westwalesproperties.co.uk) in our TV channel to view our location videos about the area.