

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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0345 094 3006  
[finest@westwalesproperties.co.uk](mailto:finest@westwalesproperties.co.uk)  
[westwalesfinestproperties.co.uk](http://westwalesfinestproperties.co.uk)

THE AGENT WITH THE  
LONDON CONNECTION



**"Morfa" Amroth, Narberth, Pembrokeshire, SA67 8NF**

- Detached House
- Three Double Bedrooms
- Off Road Parking
- Front And Rear Courtyard Gardens
- Successful Holiday Let
- Seafront Location With Sea Views
- Very Well Presented
- Located In The Centre Of Amroth Village
- No Onward Chain
- EPC Rating: E

**£500,000**



Nat West Chambers, Tudor Square, Tenby, Pembrokeshire, SA70  
7AJ

Email: [tenby@westwalesproperties.co.uk](mailto:tenby@westwalesproperties.co.uk)  
Telephone: 01834 845584



**MAYFAIR**  
OFFICE GROUP

## We Say...

### DIRECT SEA VIEWS!!

Welcome to Morfa, a beautifully presented detached home situated just across the road from the golden sands of Amroth Beach, at the start of the breathtaking 186-mile Pembrokeshire Coastal Path.

This charming property offers the ideal combination of modern comfort and coastal charm. Currently operating as a successful holiday let, it also presents a wonderful opportunity as a full-time family residence or a relaxing second home by the sea.

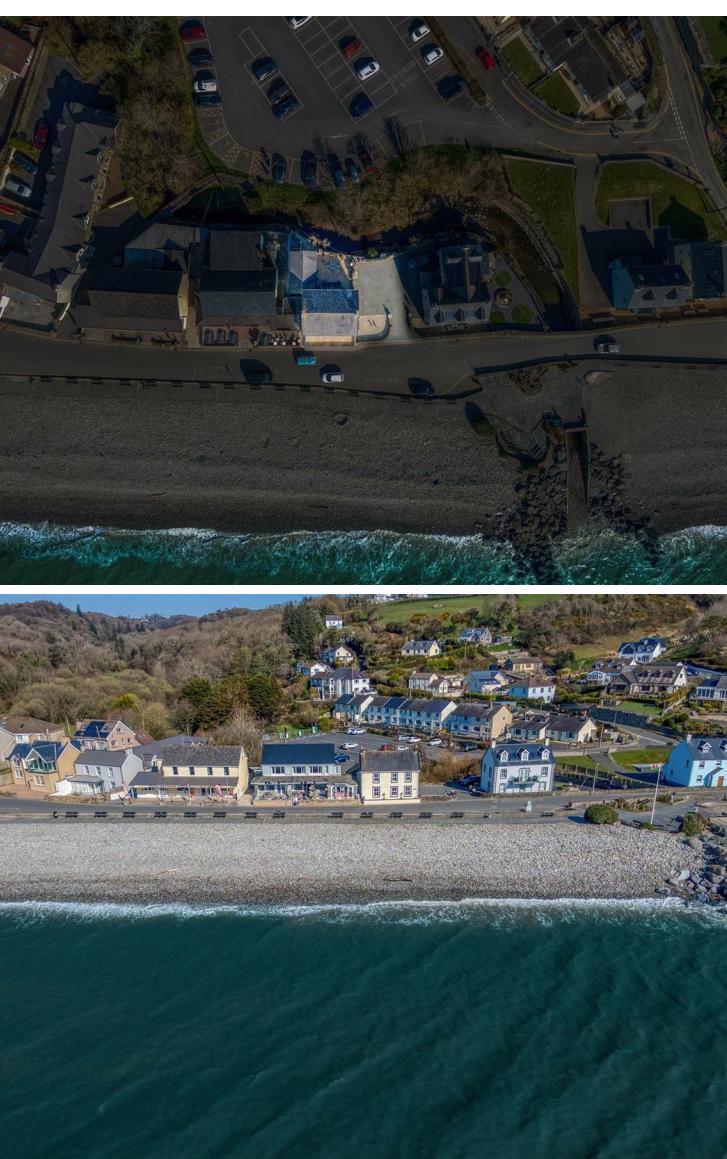
Inside, you'll find a welcoming and comfortable living room with sea views, a separate dining room perfect for family meals or entertaining, a well-appointed kitchen, a convenient utility room which could be utilised as a games/hobby room, a store room and a shower room. Upstairs are three generous double bedrooms and a stylish family bathroom.

The home benefits from oil fired central heating and double glazing throughout. Outside, there's a shared driveway providing off-road parking and courtyard gardens to the front and rear.

Set in the heart of the charming seaside village of Amroth, Morfa is within walking distance of cafés, pubs, and local amenities, with miles of scenic coastal walks right on your doorstep.

**Location**  
This is a rare opportunity to own a slice of Pembrokeshire paradise—ideal for holiday letting, a seaside getaway, or as your forever home.

Wisemans Bridge and Amroth are popular destinations for holidaymakers, with many seasonal shops, beaches, cafe's and public houses on offer, and only a short walk away. The Amroth/Wisemans Bridge area lies on the South Pembrokeshire Coastline and marks the beginning and end of the stunning 186 mile Coast Path Walk around the entire county. There are many popular attractions nearby, including Colby Woodland Gardens and Folly Farm Adventure Park and Zoo.



## DIRECTIONS

From our Tenby Office, head out of Tenby towards Pentlepoir, then at the roundabout take the third exit onto the A477, then turn right towards Summerhill. From Summerhill take the left-hand turn down the hill towards Amroth. As you come along the beach front, you will find Morfa on your left hand side, after Smugglers restaurant. What3Words: //pilots.canoe.create

## GENERAL INFORMATION

**VIEWING:** By appointment only via the Agents.

**TENURE:** Freehold

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

Property has Mains Electric, Mains Water, Mains drainage

**HEATING:** Oil

**TAX:** Band N/A

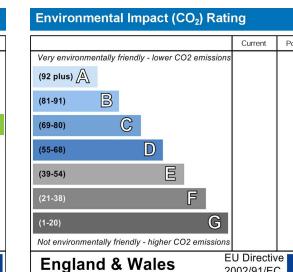
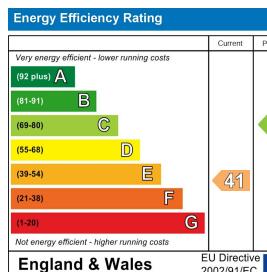
**ADD/ESL/04/25/**

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

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## AERIAL VIEW

