

Approx Gross Internal Area
121 sq m / 1298 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 N/A - registered as a business, business rates apply.

ref: SSG / LLT / 05 / 23/takeonok

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<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.

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

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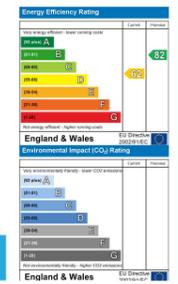


Quaint Ways Lower Frog Street, Tenby, SA70 7HX

- Semi Detached House
- Three Bedrooms
- Tenby Town Centre
- Character Features
- Utility Room with WC
- Two Reception Rooms
- Sea Views
- Ideal Investment Property
- Walking Distance to Beach
- EPC Rating D

Offers In Excess Of £550,000

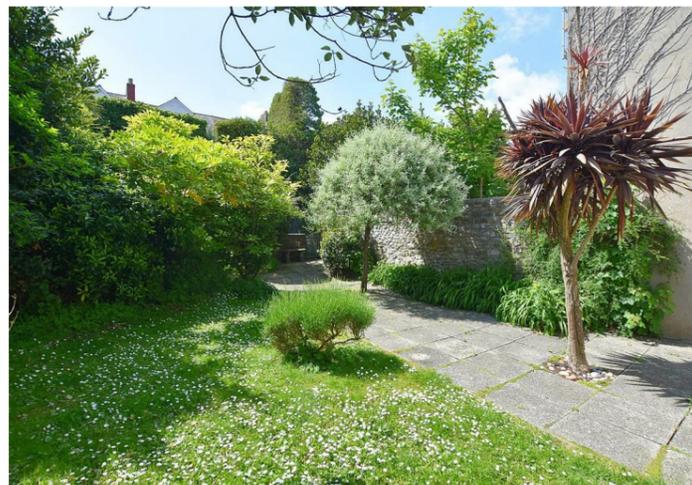
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The Agent that goes the Extra Mile





Quaint Ways is a character, semi detached property in the heart of Tenby Town, boasting sea views to the front and just a short walk to the sandy beaches surrounding. The accommodation comprises; living room with exposed beams, dining room, kitchen fitted with a range of unit and a feature stone wall, utility room with WC and a rear porch which leads out to the garden. The first floor boasts a master bedroom with an en-suite, with sea views to the front, a further double bedroom with the same sea views, currently used as sitting room to capture the outlook and a further bedroom, plus a family bathroom. The property benefits from gas central heating and character features throughout.



Externally, the rear garden is laid out over two levels; the first is paved, with steps leading up to the main garden area, which is both paved and lawned, with a variety of plants, trees and shrubbery. A path leads up to the stone outbuilding which benefits from electricity and plumbing facilities, which lends itself to the potential for further accommodation for family or friends.



Tenby is a popular seaside resort with many shops, restaurants, amenities and its famous championship golf course. The beautiful coast and countryside of the Pembrokeshire Coast National Park provide further leisure and tourism opportunities, with many more sandy beaches within easy driving distance. Slightly further afield is the well known Pendine Sands and the Town of Carmarthen with its shopping precincts and Cinema, Main Line Railway Station and excellent links to the M4 and the East.



DIRECTIONS
 From our Tenby office, on foot, walk towards the five arches, just before at the crossroads, turn left onto Lower Frog Street. The property is the last property on your right. WHAT 3 WORDS - lance / gurgling / equipping

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