



## Offers In The Region Of £389,950



Tucked away in the peaceful countryside of Letterston, Pembrokeshire, this charming four-bedroom detached two-story cottage combines rural tranquility with modern comfort. Set on a generous plot with a large garden and a plot of land (measuring approx. 0.25 acres), it offers plenty of space for family life, entertaining, and making the most of the serene surroundings. It is just over a mile to shops, providing convenient access to local amenities while maintaining a private countryside feel.

With bright, spacious interiors and flexible living areas, this property is perfect for those looking to enjoy countryside living while remaining conveniently close to local amenities.



**RK & son**  
**Lucas**  
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#### **Hallway**

Part-tiled and wood veneer laminate floor. Under-stairs cupboard. Door with double glazed decorative glass panel inserts, leading to rear enclosed patio which creates a sheltered spot for outdoor relaxation. Window to front. Access:-

#### **Kitchen/ dining room**

Main entrance from driveway outside of the cottage via door with double glazed decorative glass panel inserts allowing natural light to flow into the room the kitchen/ dining room features tiled flooring and matching basin wall units complemented by a central island offer an additional workspace and storage. A charm and fireplace with stones around once home to an old arga add character and potential. Dual aspect double glaze Windows fill the space with natural light while double glaze patio doors provide direct access to the garden Door to:-

#### **Living room**

The room is finished with wood, veneer, laminate flooring and features 3. Double glazed windows to the front. Allow one for plenty of natural light. Open fireplace with decorative stone surround. Once housing it would burning stove serves as a focal point adding charm to the space

#### **Bedroom 3**

This versatile room features wood veneer laminate flooring, a double glazed window to the front, providing a bright and comfortable space. Ideal for use as a home office, guest room, or additional bedroom to suit your needs

#### **Bathroom**

Generously size bathroom featuring wood part-tiled walls a double glazed window with frosted glass to the rear provides natural light while maintain in privacy. The sweet includes a bath with overhead shower, a low flush toilet, a hand basin, and a built-in storage cupboard for added convenience

Stairs with balustrade and fitted carpet to :-

#### **Landing**

Fitted car. Velux roof light

#### **Bedroom 1**

The master bedroom boasts wood veneer laminate flooring and two Velux windows to the front creating a bright and airy space. Under-eaves storage. It also benefits from a walk-in dressing room wardrobe area with Velux window to front

#### **Bedroom 2**

This room features fitted carpet dual aspect Velux windows, allowing for plenty of natural light. Under-eaves storage

#### **Bedroom 4**

This room is finished with a combination of timber flooring and carpet with Velux window to the rear. Built-in cupboards plus under-eaves storage

#### **Shower room**

The shower room is fully tiled with electric shower, low flush toilet and hand basin

#### **Outside**

The property is accessed via double gates framed by mature hedging, offering privacy and a welcoming approach. A gravel driveway leads to the cottage with ample off-road parking. The spacious lawned garden is enhanced by mature trees and established shrubs.

To the side, a valuable plot of land includes a raised gravel-topped bank with separate gated access—ideal for caravan storage or extra parking. The grounds feature five sheds (four with electricity), suitable for storage, workshops, or home offices. A charming stream runs along the rear boundary, adding to the tranquil setting.

An additional parking area across the lane, not on the deeds but included in the sale, has been used exclusively by the vendors since 2005.

#### **Additional information**

Tenure: Freehold

Services: Mains electricity and water, private drainage. Oil fired central heating.

Local Authority Council Tax: Band D

Mobile Coverage: Likely/Limited depending on provider

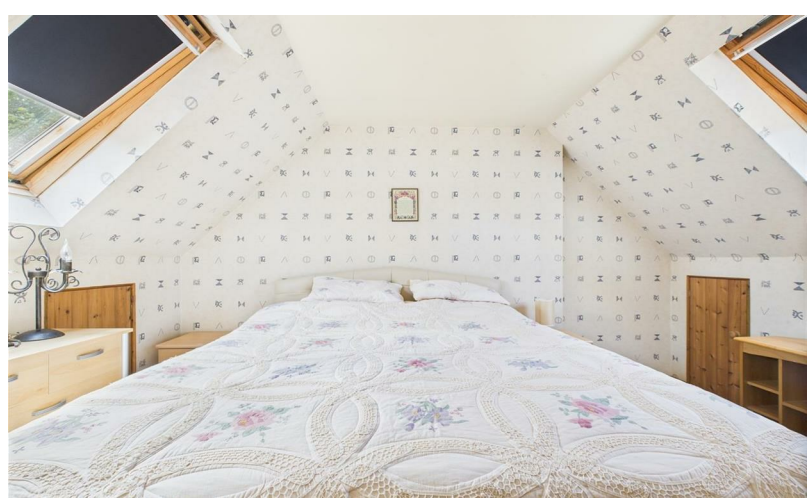
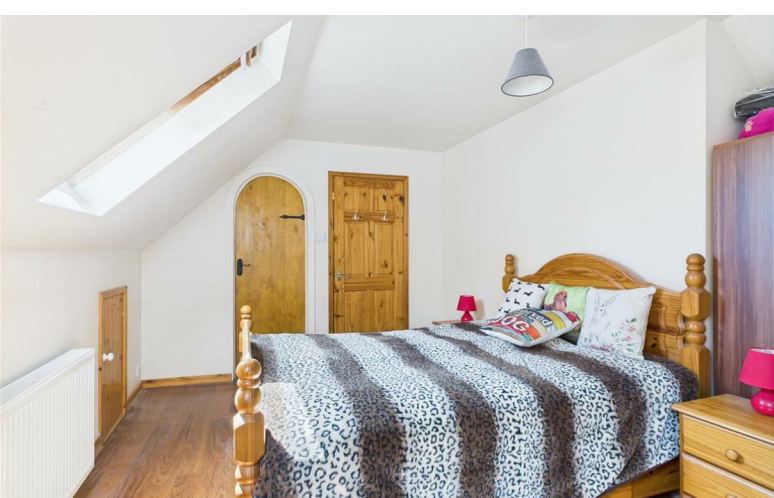
Broadband: Ultrafast available

INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES

Viewing: Strictly by appointment with R K Lucas & Son



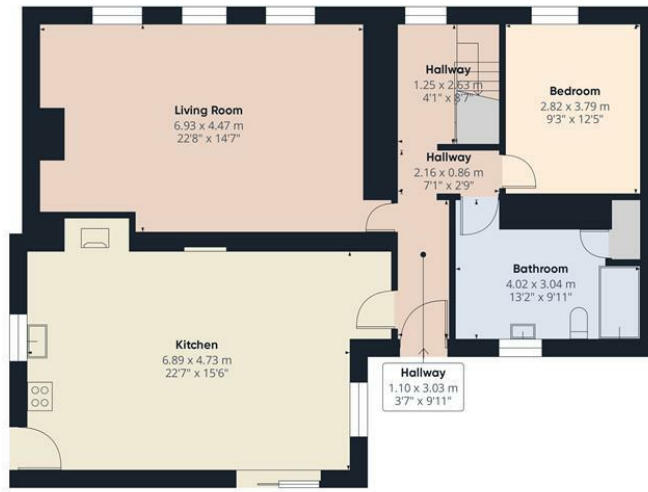




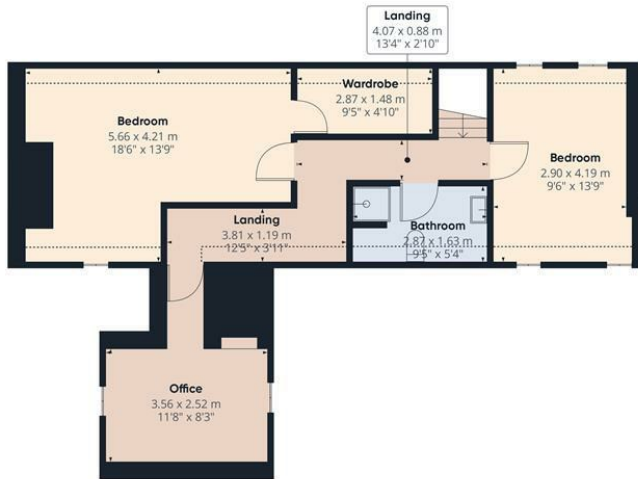
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Floor 0



Floor 1

Approximate total area<sup>(1)</sup>

157.3 m<sup>2</sup>  
1693 ft<sup>2</sup>

Reduced headroom

7.1 m<sup>2</sup>  
76 ft<sup>2</sup>

(1) Excluding balconies and terraces

Reduced headroom

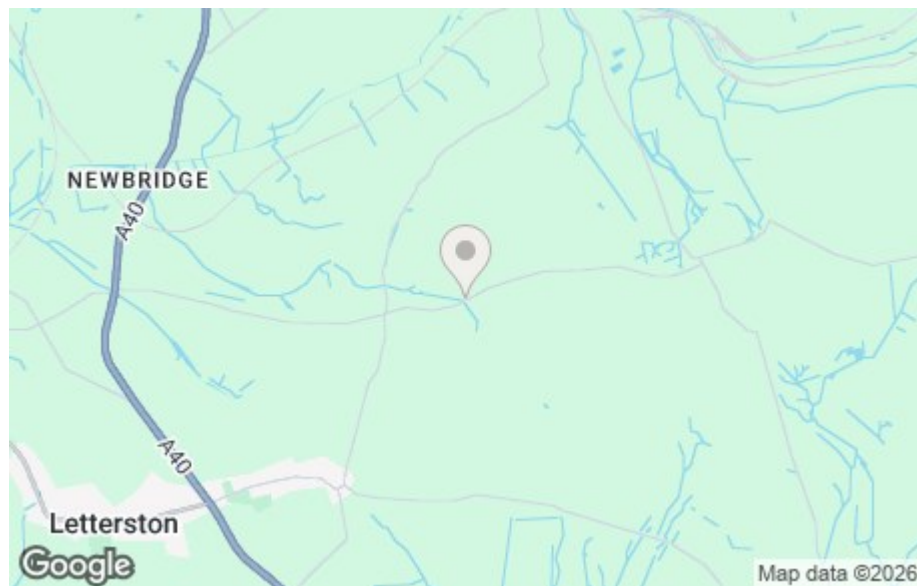
Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

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## Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		<b>75</b>
(55-68) <b>D</b>	<b>61</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



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