WEST WALES PROPERTIES .CO.UK
Celebrating 30 Years of Business

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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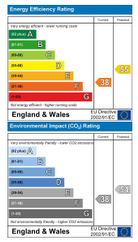
Sea View Windy Hall, Fishguard, Pembrokeshire, SA65 9DU

- Five Bedroom Period Townhouse
- Panoramic Harbour and Sea Views
- Dining Room with Bay Window
- Family Bathroom and WC
- Gas Central Heating
- Arranged Over Four Floors
- Three Reception Rooms
- Three En-Suite Bathrooms
- Convenient Town Centre Location
- EPC: D



Offers In The Region Of £345,000

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The Property Ombudsman
12 Victoria Place, Haverfordwest, Pembrokeshire, SA61 2LP
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The Agent that goes the Extra Mile

Celebrating 25 years in Business 1992 - 2017

We Say...

A spectacular town house occupying an elevated coastal position with far-reaching views across Fishguard Bay, Goodwick Harbour and the surrounding coastline, Sea View is a substantial five-bedroom period home offering versatile accommodation arranged over four floors. Combining character features with contemporary finishes, the property has been arranged to make the most of its coastal setting.

The ground floor comprises an entrance porch and hallway, dining room, fitted kitchen and separate sitting room, together with a useful WC. Also on this level is Bedroom One with an en-suite shower room with French doors opening onto a balcony with panoramic sea views towards the Harbour, providing flexible accommodation for family or guests.

The first floor features the main lounge, with wooden flooring, a wood-burning stove and French doors opening onto a balcony overlooking the bay and coastline. Two further double bedrooms are located on this floor, both benefiting from their own en-suite facilities. On the second floor are two additional bedrooms, a family bathroom with freestanding bath and a useful storage cupboard. Rooflights and exposed painted beams add character to the upper level.

Externally, the property benefits from a decked seating and dining terrace with glazed balustrading, positioned to enjoy the coastal views. Steps lead down into the rear garden with established planting and a timber garden store, with access to the basement.

Situated within Fishguard, Sea View is conveniently placed for local shops, cafes, and amenities, as well as Marine Walk which forms past of the Coastal Path, the harbour, nearby beaches and Pembrokeshire's renowned coastal walks. With five bedrooms, three en-suites, multiple reception areas, balcony, garden and far-reaching sea views, Sea View offers a flexible coastal home in a sought-after Pembrokeshire location. Viewing is highly recommended!

Location

Fishguard is a popular market town and ferry port on the Pembrokeshire coastline. There is a wide variety of shops, restaurants. secondary school, junior schools, library and leisure centre in the town centre. Fishguard Harbour is the ferry terminal to Southern Ireland, the train station offers excellent communication links. Goodwick Sands provides a safe beach for families, with other coves and beaches such as Pwllgwaelod, Cwm yr Eglwys, Abercastle, etc all within easy driving distance.

DIRECTIONS

From the West Wales Properties office in Haverfordwest, proceed north on Bridge Street and continue onto the A487, following the signs for Fishguard. Remain on the A487 for approximately 15 miles, passing through Pelcomb Cross, Letterston and into Fishguard. On entering Fishguard, continue along West Street towards Goodwick. Continue past the turnings for Heol Dewi and Heol Dyfed, where Windy Hall is located on the left-hand side. Sea View will be found a short distance along. What3words: ///testy.drooling.uptake

GENERAL INFORMATION

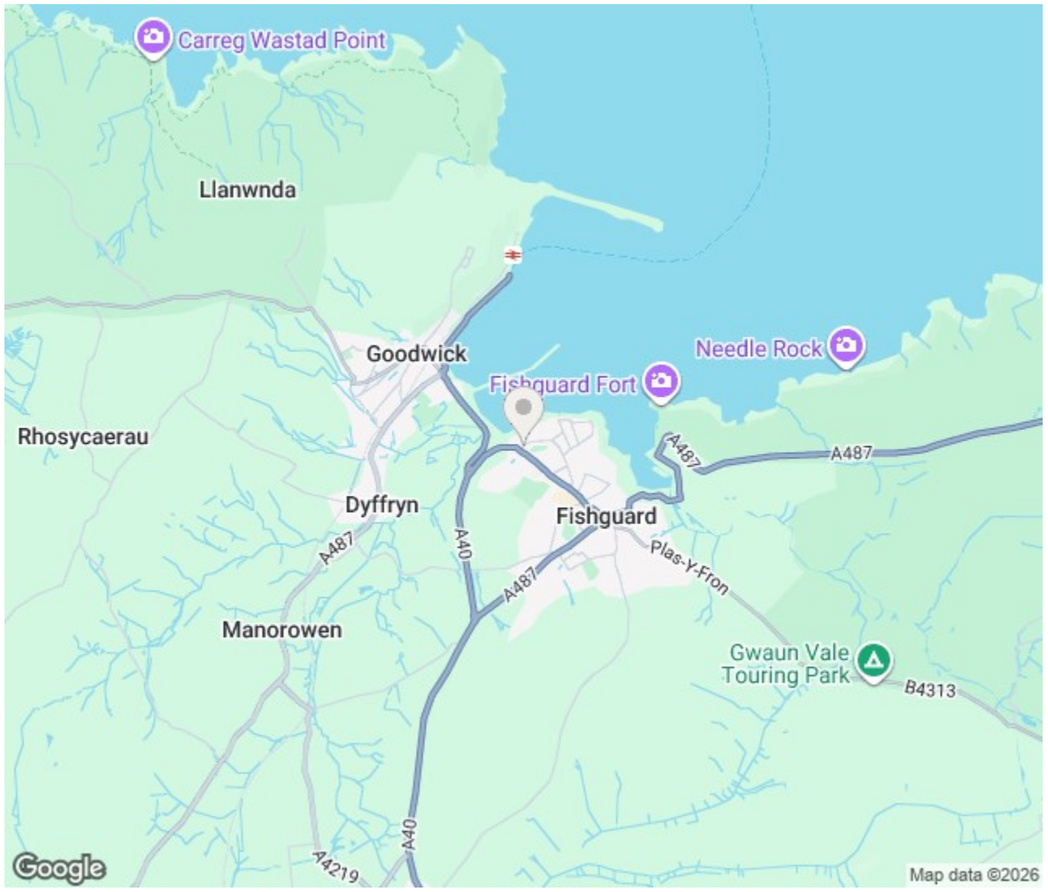
VIEWING: By appointment only via the Agents.
TENURE: Freehold
SERVICES: We have not checked or tested any of the services or appliances at the property.
Property has Private Drainage (Cesspit) , Mains Electric, Mains Water
HEATING: Gas
COUNCIL TAX: Band 'E' Pembrokeshire

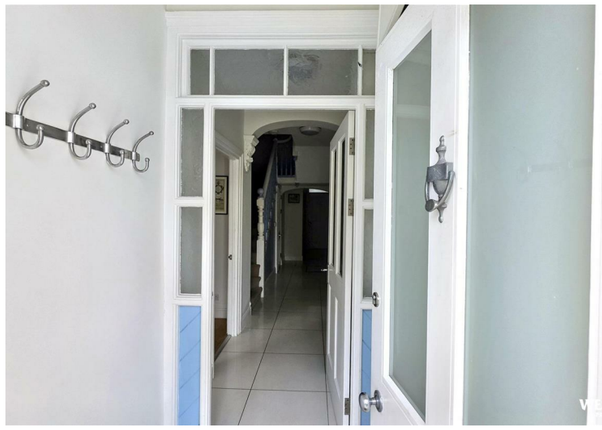
We would respectfully ask you to call our office before you view this property internally or externally

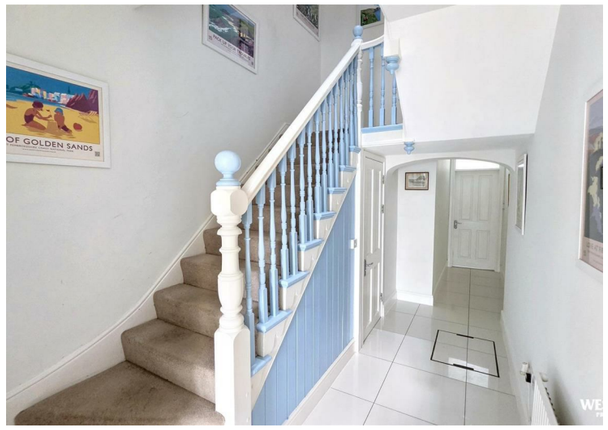
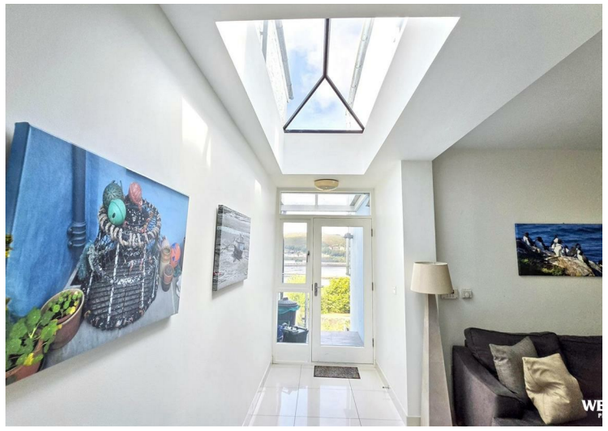
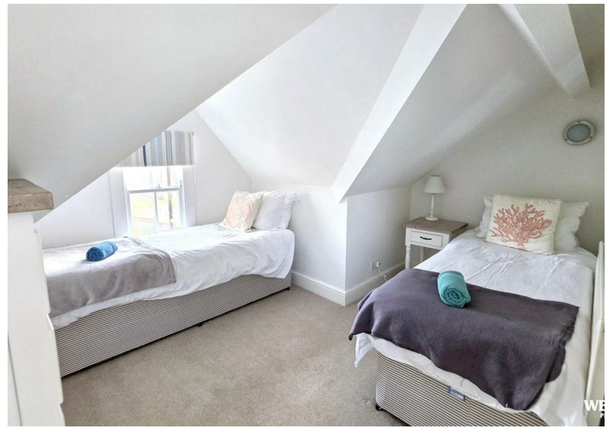
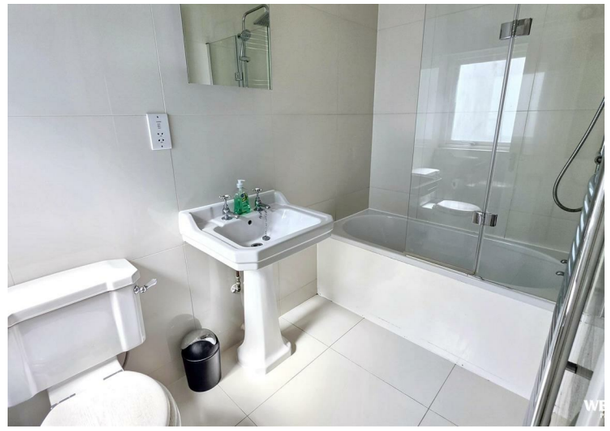
LG/CFH/07/26/LG/OK

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

LOCATION AERIAL VIEW






OF GOLDEN SANDS