



High Chapperal

Wisemans Bridge | Narberth | SA67 8NS

OIRO: £450,000 | Freehold | EPC: D



Bryce & Co are delighted to introduce this immaculately presented three-bedroom detached bungalow situated on the periphery of Summerhill, just a short walk away from the scenic Pembrokeshire coastal path, and within close proximity of the renowned beaches of Wisemans Bridge, Amroth and the picturesque village of Saundersfoot.

Upon entering the property, you are welcomed into a bright and airy entrance hallway, where karndeian parquet flooring sets a sophisticated tone. The spacious living and dining room is bathed in natural light from large front and side aspect windows, with the dining area featuring French doors that open onto the rear patio. The kitchen is equipped with an array of matching eye and base level units, complemented by luxurious granite worktops and splash-backs. Integrated appliances ensure functionality and style, while the breakfast bar provides a casual dining option. The bungalow offers three generously sized double bedrooms, one of which includes an en-suite shower/utility room, complete with contemporary fittings. The modern family bathroom is equally well-appointed.

Externally, the property boasts an expansive front driveway with ample space for multiple vehicles, surrounded by mature conifer trees for added privacy. A charming patio area, bordered by dwarf red brick walls and adorned with a variety of flowers and shrubs, enhances the property's kerb appeal. The side and rear is primarily laid to lawn, with additional patio areas leading to an extensive landscaped rear garden featuring a diverse array of shrubs and trees.

Located just a short walk from the stunning beach, this property offers the perfect blend of tranquility and coastal living. The renowned Wisemans Bridge Inn is nearby, offering excellent food and drink options. Additionally, the beautiful beaches at Amroth and Saundersfoot are easily accessible via the nearby Pembrokeshire coastal path, with a range of local amenities and a supermarket in Kilgetty just a short drive away.



Entrance Hallway

Enter through a composite front door into a welcoming hallway with karndean parquet flooring. Integrated storage, loft access and doors leading to the living room, kitchen, and bedroom areas.

Lounge / Dining Room

6.90m x 4.07m (22'8" x 13'4")

A spacious area featuring carpeted floors and an electric fireplace with a slate hearth and stone surround. Large windows at the front and side, along with French doors to the rear garden and patio, ensure plenty of natural light.

Kitchen

3.75m x 2.90m (12'4" x 9'6")

This modern kitchen boasts karndean oak effect flooring and a range of matching eye and base level units with granite worktops and splash-backs. It includes an integrated fridge/freezer, dishwasher, eye-level double oven, and an induction hob with an extractor above. A breakfast bar accommodates two stools. The kitchen also features a rear aspect window and a UPVC glazed door to the garden.

Bathroom

2.10m x 1.80m (6'11" x 5'11")

The bathroom has tiled flooring and walls, a sunken bath with a shower over and glass screen, a WC, and a sink with a vanity unit below. Additional features include a mirror with sensor down lights, a cabinet, extractor fan, and a glazed window to the rear aspect.

Bedroom One

4.10m x 2.70m (13'6" x 8'10")

A comfortable bedroom with carpet underfoot, a rear aspect window, and built-in mirrored wardrobes.

Bedroom Two

3.98m x 3.01m (13'1" x 9'10")

This bedroom features carpeted flooring, a front aspect window, built-in mirrored wardrobes, and two wall lights.

Bedroom Three

4.73m x 3.98m (15'6" x 13'1")

A spacious bedroom with carpet underfoot and a front aspect window.

En-Suite Shower Room / Utility

2.47m x 1.80m (8'1" x 5'11")

This multifunctional space includes aqua-step waterproof flooring, a WC, a corner shower with a glass screen, and a sink with a vanity unit below. It also houses the Worcester boiler, with eye and base level units with worktops over, and plumbing for a washing machine. Additional features include a glazed window, a heated towel rail and an extractor fan.

Externally

The property boasts an expansive driveway with ample space for multiple vehicles, surrounded by conifer trees for added privacy. A beautiful patio area, bordered by dwarf red brick walls and adorned with plants and shrubs, enhances the kerb appeal. The side and rear gardens are primarily laid to lawn, featuring additional patio areas that lead to an extensive landscaped rear lawn with a variety of plants, shrubs, and trees. An additional block built shed is situated at the side of the property, with a garden shed neatly tucked away at the rear, both featuring lighting and electricity. Privacy is maintained by boundary fencing.

Directions

Starting from St. Clears on the A477, head west towards Tenby. Continue through the village of Llanteg. Travel 1.5 miles, turn left, signposted Amroth, Ludchurch, Wisemans Bridge. Continue to 2nd crossroads, turn left, signed Summerhill, Amroth and Wisemans Bridge. Travel through Summerhill heading towards Wisemans Bridge for ¼ mile and the property is on the right side, as indicated by our "For Sale" board.

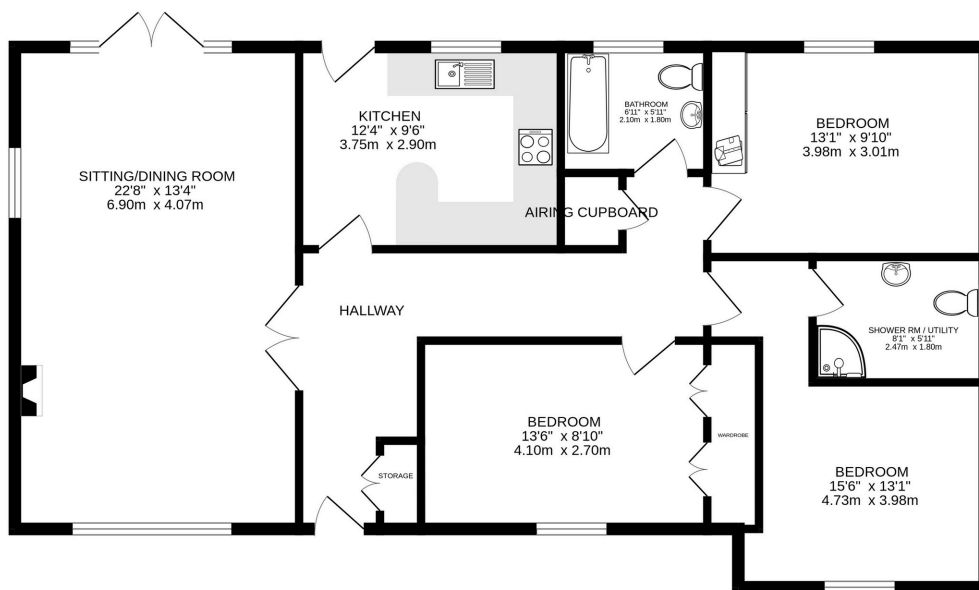
Additional Information

Oil central heating. Ensign package sewage treatment plant (biological processing for off-mains wastewater).





GROUND FLOOR
1062 sq.ft. (98.7 sq.m.) approx.



TOTAL FLOOR AREA : 1062 sq.ft. (98.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		83
(69-80)	C		
(55-68)	D	60	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			

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