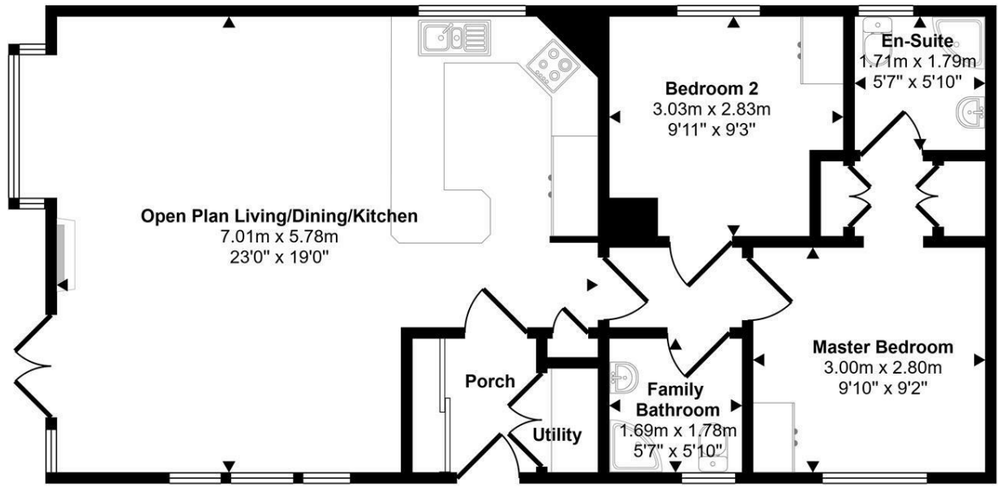
Approx Gross Internal Area
71 sq m / 761 sq ft



Floorplan

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: License 86 yrs Remaining
Service Charge for 2026 was £6150
SERVICES: We have not checked or tested any of the services or appliances at the property.
TAX: Exempt

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

EJL/CCL/11/26/DRAFT

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

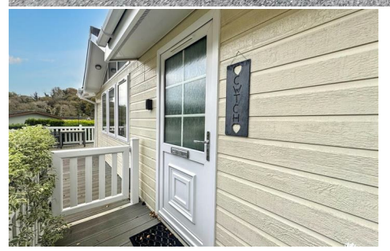
WE WOULD LIKE TO POINT OUT THAT OUR PHOTOGRAPHS ARE TAKEN WITH A DIGITAL CAMERA WITH A WIDE ANGLE LENS. These particulars have been prepared in all good faith to give a fair overall view of the property. If there is any point which is of specific importance to you, please check with us first, particularly 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.
Details are correct at the time of listing. We have not seen sight of all building regulations or planning permissions should they be necessary,

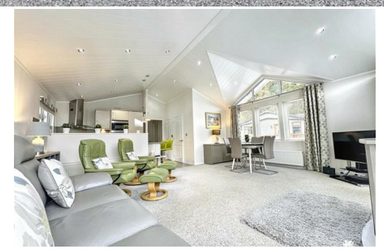
COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

Nat West Chambers, Tudor Square, Tenby, Pembrokeshire, SA70 7AJ
EMAIL: tenby@westwalesproperties.co.uk
TELEPHONE: 01834 845584

01834 845584
www.westwalesproperties.co.uk









Cwtch Lodge 32 Heritage Park, Stepaside, Narberth, Pembrokeshire, SA67 8LN

- 2013 Stately Arundel lodge Furnished
- Beautifully Presented Throughout
- Open-Plan Lounge, Dining and Kitchen
- Outside Decked Seating Area
- Peaceful Woodland and Coastal Setting
- Open 52 Weeks of The Year
- Master Bedroom with En-suite Shower Room
- Modern Fitted Kitchen
- One Allocated Parking Space
- EPC Exempt

£150,000

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

Nat West Chambers, Tudor Square, Tenby, Pembrokeshire, SA70 7AJ
EMAIL: tenby@westwalesproperties.co.uk TELEPHONE: 01834 845584

The Agent that goes the Extra Mile



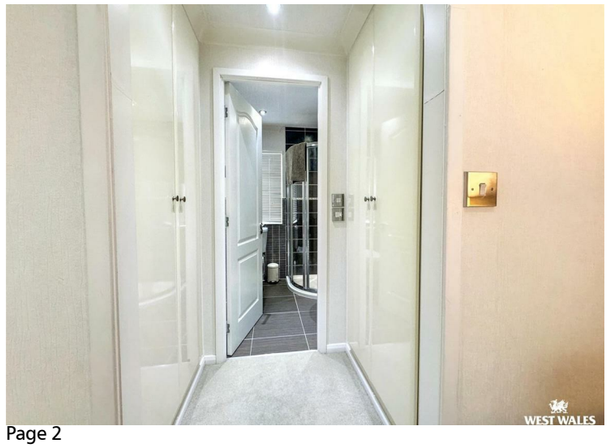


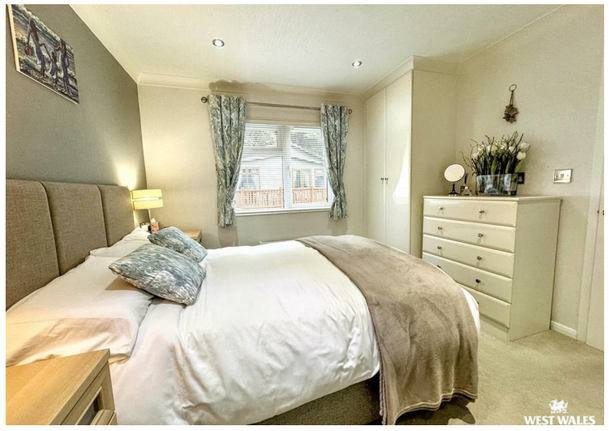
















Situated within the idyllic surroundings of Heritage Park 5 star in the picturesque Pleasant Valley, this beautifully presented 2013 Stately Arundel lodge 40ft X 20ft offers spacious, contemporary accommodation in a truly tranquil coastal setting.

Upon entering the lodge, you are welcomed by a practical hallway featuring useful storage for coats and outdoor essentials, with a further storage cupboard conveniently housing the washer/dryer machine and fridge.

The heart of the home is the impressive open-plan lounge, dining/kitchen area, featuring a vaulted ceiling which creates a wonderful sense of space and light. The modern fitted kitchen is complemented by a breakfast bar and an excellent range of integrated appliances, including a fridge/freezer, cooker, microwave, induction hob and dishwasher. A storage cupboard provides ideal pantry space.

The hallway leads to two generously proportioned double bedrooms, both benefiting from fitted wardrobes. The master bedroom is particularly appealing, featuring a dressing area and private en-suite shower room. A separate shower room serves the second bedroom and guests, while an additional storage cupboard provides further practicality. There is loft access with ladder.

Externally, the lodge benefits from a lovely decked seating area, ideal for relaxing and enjoying the peaceful surroundings. To the rear, there is a private block-paved driveway providing parking for one vehicle, with one allocated parking space, water tap and electric point.

Furniture and Contents to be Included

Nestled within the beautiful Pleasant Valley and surrounded by the spectacular scenery of the Pembrokeshire Coast. A short woodland stroll leads to Wisemans Bridge, a peaceful coastal hamlet renowned for its beach, coastal walks and welcoming atmosphere. The surrounding area is rich in history, natural beauty and wildlife, with the remains of the historic ironworks that operated between 1849 and 1877 adding to the park's unique character.



DIRECTIONS

Leaving the Tenby office follow the road towards New Hedges roundabout. take the first exit towards Wooden and Pentlepoir. At the roundabout take the third exit towards the by pass bearing right turning towards Stepaside. Follow the road taking the next left, then left again going under the bridge. Continue on passing the Heritage Site on your right., and proceed along the road for a short distance where you will see Heritage Park on your right hand side What3Words fond.clarifies.custom

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