



**11 Park Lane Apartments, Greenhill Road,  
Tenby  
ASKING PRICE OF £190,000**

- **First Floor Apartment**
- **Two Bedrooms, Shower Room**
- **Lift, Secure Allocated Parking**
- **Communal Garden**
- **Walking Distance To Town**
- **Well Presented**
- **EER - C**
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## THE PROPERTY

A delightful, well presented first floor apartment situated within the popular Park Lane apartments, just yards from the town walls and within easy reach of the centre of Tenby. The spacious accommodation comprises Entrance Hall, Lounge, Kitchen, Shower Room and Two Bedrooms. The property benefits from a secure entry system, lift, uPVC windows throughout and allocated parking. Conveniently located to reach Tenby town centre, the beaches and beautiful harbour area, the apartment would make an ideal residence or holiday home. Tenby is a very popular resort with cobbled streets, a working harbour and wonderful sandy beaches.

## AGENTS NOTE

Please be advised that this property carries a restriction which prevents all forms of commercial holiday letting.

## ENTRANCE HALL

Enter via solid wood door. Wall mounted secure entry phone system. Walk in airing cupboard with fitted shelving, housing the electric water heater. Doors to all rooms.



## LOUNGE

14' 0" into window x 11' 11" max (4.27m x 3.64m)  
Enter via glass panelled French doors. Feature fireplace with marble effect hearth and solid wood mantelpiece currently housing flame effect electric fire. Large Bow window to front.



## REVERSE VIEW



## KITCHEN

12' 1" x 7' 4" (3.69m x 2.25m)  
Window to front. Fitted with a range of wall and base cabinets with matching work top. 1.5 bowl stainless steel sink with drainer and mixer tap. Built in De Dietrich oven and 4 ring electric hob with extractor hood over. Space and connection for upright fridge freezer. Space and plumbing for washing machine. Built in table with space for seating for two. Undercounter heater. Part tiled walls. Vinyl flooring.





### SHOWER ROOM

8' 1" x 5' 8" (2.48m x 1.75m)

Vanity unit with built in wash hand basin, WC and large shower enclosure with electric shower over. Wall mounted heated electric towel rail. Electric wall heater. Extractor fan. Part tiled walls. Vinyl flooring.

### BEDROOM ONE

11' 7" x 10' 1" plus entrance (3.55m x 3.09m)

Windows to front and side. Large built in wardrobe.

### REVERSE VIEW

### BEDROOM TWO

8' 10" x 7' 11" (2.71m x 2.43m)

Window to front. Built in wardrobe.



### EXTERNALLY

To the front and side of the property is a low maintenance communal garden. Each apartment has a secure private parking area with an allocated parking space.

### PARKING

### FRONT

### DIRECTIONS

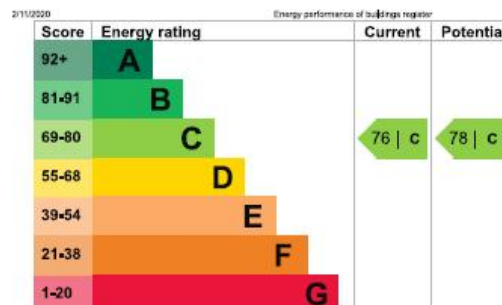
From our office proceed to the top of Upper Frog Street, turn left and then right at the crossroads. Follow the road for approximately 150 yards and Wallsfield Lane will be seen on the right. Turn into the lane and Park Lane Apartments are immediately on the right.



## FLOOR PLAN



## ENERGY PERFORMANCE GRAPHS



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