

blackbear



43 Incline Way, Saundersfoot – SA69 9LX

Saundersfoot

Fixed Price £279,000



Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

- Detached 3 Bedroom Property
- Driveway Parking Plus Integral Garage
- Front and Rear Garden
- Popular Coastal Location, Walking Distance to the Beach
- Walking Distance to the Beach



Approximate total area⁽¹⁾

98.5 m²
1058 ft²

Reduced headroom
0.1 m²
1 ft²



(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.

GIRAFFE360



**Entry**

4' 11" x 5' 1" (1.50m x 1.56m)

Hallway

6' 8" x 2' 11" (2.03m x 0.89m)

Bedroom

10' 10" x 12' 8" (3.29m x 3.87m)

WC

2' 10" x 5' 5" (0.86m x 1.64m)

Garage

16' 10" x 9' 11" (5.14m x 3.03m)

Kitchen

9' 1" x 16' 10" (2.78m x 5.12m)

Bedroom

8' 10" x 9' 4" (2.69m x 2.84m)

Bathroom

7' 4" x 6' 5" (2.24m x 1.95m)

Bedroom

8' 11" x 13' 3" (2.73m x 4.05m)

Living Room

13' 0" x 15' 8" (3.95m x 4.77m)





Blackbear Tenby

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