



Fair Acre, Moreton

£850,000 Freehold

Amazing Detached Residence with Three Spacious Properties On One Title • Approx 2,777 sq.m Of Luxurious Living Space, Beautifully Presented Throughout To An Incredibly High Standard • Ideal For Those Seeking Multi-Generational Accommodation, Or To Operate A Lucrative Holiday Letting Business • Abundant Off Road Parking For Dozens Of Vehicles On A Huge Driveway, Plus Twin Double Garages • Generous Gardens Set Over An Acre, With Private Outside Areas For Each Property • Ideally Located To Reach The Popular Resorts Of Tenby & Saundersfoot



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Blackbear property are delighted to present Fair Acre, an excellent opportunity to purchase a spacious family residence with two self contained Cottages in the delightful hamlet of Moreton. This exceptional home has been completely renovated throughout by the current owners , offering an impressive 2,777sq. ft (approx.) of living space, an acre of very generous landscaped gardens offering a choice of seating areas, and ample off-road parking for dozens of vehicles provided in detached twin double garages and a huge driveway. Ideal for seasoned investors looking to expand their portfolio with high-yielding assets; the property also offers endless versatility; it is immensely suitable for families looking for a multi-generational home, and equally suited for holiday letting apartments, or to long let to provide a lucrative income.

Fair Acre is ideally located to reach the popular resorts of Tenby and Saundersfoot with their lovely sandy beaches, working harbours, shops, restaurants, etc are just a short distance away, with Saundersfoot reachable on foot via the bridleway.

Porch

Enter from the front through a glazed composite door into Porch. Door to Hall.

Hall

Glazed double doors to Kitchen/Dining Room and Lounge. Stairs to First Floor with large closet under.

Lounge - 4.71m x 3.57m (15'5" x 11'8")

Bay window to front. Two window to side. Opening to Cinema Room. Log burner with slate hearth.

Cinema Room

Double aspect with windows to side and rear.

Kitchen/Dining Room - 10.94m x 3.6m (35'10" x 11'9")

An amazing contemporary open plan space. Bay window to the front. Window and glazed French doors to the side leading to the Conservatory. Doors to Utility Room and large Pantry.

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Lounge - 4.71m x 3.57m (15'5" x 11'8")

Cinema Room

Double aspect with windows to side and rear.

Kitchen/Dining Room - 10.94m x 3.6m (35'10" x 11'9")

Dining Area

Conservatory - 4.2m x 3.9m (13'9" x 12'9")

Kitchen

Utility Room

Cloakroom

Master Bedroom - 5.07m x 3.29m (16'7" x 10'9")

Balcony - 4.2m x 3.9m (13'9" x 12'9")

En Suite Shower Room

Dressing Room - 3.14m x 1.77m (10'3" x 5'9")

Bedroom 2 - 5.74m x 3.56m (18'9" x 11'8")

Bedroom 3 - 3.41m x 2.9m (11'2" x 9'6")

Window to side.

Bathroom

Double Garage - 9.1m x 6.6m (29'10" x 21'7")





THE LODGE

Lounge/Kitchen/Diner - 7.82m x 4.81m (25'7" x 15'9")

Kitchen/Diner

Lounge

First Floor Landing

Bedroom 1 - 3.17m x 2.7m (10'4" x 8'10")

Bedroom 2 - 4.77m x 2.63m (15'7" x 8'7")

Shower Room

THE COTTAGE

Kitchen - 3.58m x 3.6m (11'8" x 11'9")

Lounge - 4.77m x 3.63m (15'7" x 11'10")

Bathroom

Bedroom 1 - 3.64m x 3m (11'11" x 9'10")

Window to the side. Laminate flooring.

Bedroom 2 - 2.62m x 2.42m (8'7" x 7'11")

Window to the side. Laminate flooring.



Main House - Ground Floor
For illustrative purposes only, not to scale.

Main House - First Floor
For illustrative purposes only, not to scale.



The Lodge - Ground Floor
For illustrative purposes only, not to scale.

The Lodge - Ground Floor
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