



Sea Spray, 4A Haven View
Neyland, Milford Haven, SA73 1LS
Guide Price Of £385,000 | Freehold | EPC: C



Situated in the sought-after coastal town of Neyland and enjoying views towards the estuary, this exceptionally well-presented three-bedroom ground floor apartment offers spacious accommodation in a highly desirable residential setting close to the marina, coastal pathways, and local amenities. Designed with quality and practicality in mind, the property provides an elegant and well-appointed home suited to both full-time residence and luxury coastal retreat.

The interiors are finished to an excellent standard, with generous living spaces arranged to create a natural flow throughout. The principal reception room is a notable feature of the home, offering ample space for both dining and relaxation. A stone fireplace provides an attractive focal point, while patio doors open onto the rear terrace, perfectly positioned to enjoy the estuary views. The kitchen is fitted with modern cabinetry and integrated appliances, and is supported by a separate utility room. There are three well-proportioned bedrooms, including a light-filled principal suite with dual-aspect windows and an en-suite shower room. The family bathroom is presented in a contemporary style, incorporating both bath and separate shower with quality finishes.

Externally, the apartment benefits from a paved driveway offering convenient parking for multiple vehicles. Gated access leads to the rear garden, where a private paved terrace provides an attractive outdoor space bordered by mature planting and taking full advantage of the property's outlook towards the estuary. A garden shed offers useful storage.

Neyland is a well-regarded coastal location, home to an established marina, yacht club, and scenic walking trails. The town offers a range of local amenities including shops, schools, leisure facilities, and excellent transport connections to Milford Haven, Pembroke, and Haverfordwest. The nearby Brunel Trail provides a nine-mile walking and cycling route through the Westfield Pill Nature Reserve, further enhancing the appeal of this property for those seeking a coastal lifestyle with convenience and connectivity.



Entrance Porch

Entered through a uPVC door, this practical porch features tiled flooring underfoot and provides ideal space for storage of shoes and outerwear.

Hallway

Oak effect laminate flooring extends throughout, connecting to all principal rooms. The central area offers space for seating along with two storage cupboards.

Lounge

6.32m x 6.05m (20'9" x 19'10")

Oak effect laminate flooring continues underfoot. Entered through glazed oak double doors, this spacious reception room is arranged to accommodate both seating and dining areas. A stone surround frames an electric fire, creating an attractive focal point. An archway links to the kitchen, enhancing the flow between spaces. A side window allows natural light, while sliding patio doors open to the rear terrace with estuary views, providing a superb setting for entertaining.

Kitchen

5.45m x 3.25m (17'11" x 10'8")

Laid with tiled flooring, this contemporary kitchen provides a stylish and functional workspace. It features a range of base and eye-level cabinets with granite-effect worktops and up stands, offering generous storage and preparation areas. Integrated appliances include a double oven, five-ring gas hob with extractor above, and dishwasher. Ample space for freestanding fridge/freezer. A window is positioned above the sink offering estuary views.

Utility Room

3.25m x 1.76m (10'8" x 5'9")

Tiled flooring continues underfoot. Fitted with base-level cabinetry, with worktops and up stands over. Plumbing for both a washing machine and dryer with the gas boiler neatly housed here. Window to the fore aspect.

Bedroom

4.32m x 3.27m (14'2" x 10'9")

This well-proportioned bedroom offers ample space for a double bed and coordinating furniture, with a window to the fore aspect.

Master Bedroom

5.45m x 4.72m (17'10" x 15'6")

This bright and spacious principal bedroom accommodates a king size bed and features built-in mirrored wardrobes and ample space for additional furnishings. Dual-aspect windows to the side and rear fill the space with natural light. A door leads through to the en-suite.

En-Suite Shower Room

2.92m x 1.86m (9'7" x 6'1")

Tiled flooring and fully tiled walls. Fitted with a corner shower enclosure with curved glass screens, WC, and wash basin with mirrored cabinet above. Spot lighting, extractor fan, and window to the side aspect.

Family Bathroom

2.83m x 2.76m (9'3" x 9'1")

Tiled flooring and fully tiled walls. The suite includes a bath with tiled surround and display shelf, a corner shower with curved glass screens, a WC, and a wash basin with mirrored cabinet above. Spot lighting and an extractor fan add practicality, while a side-facing window allows natural light.

Bedroom

4.07m x 3.27m (13'4" x 10'9")

A versatile double bedroom currently arranged with two single beds and space for freestanding furniture. Window to the fore aspect.

External

A paved driveway provides convenient parking and access to the property, with a side gate leading through to the rear garden. To the rear, a paved patio terrace offers an attractive setting bordered by mature shrubs, trees, and established planting. A garden shed provides useful storage, while estuary views offer a scenic backdrop to this peaceful setting.

Additional Information:

We are informed that all mains services are connected, with mains gas central heating installed. The property is sold freehold, with responsibility for the maintenance of the building shared with the apartment above.

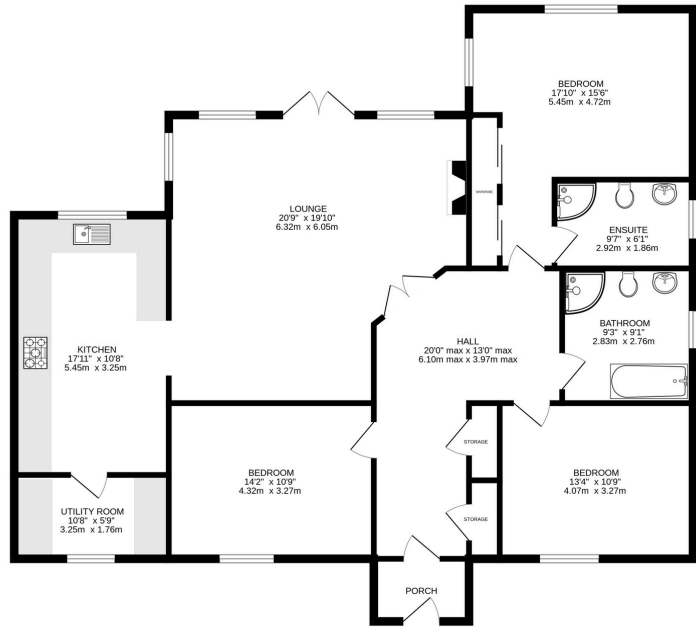
Council Tax Band

D (£1,651.97)





GROUND FLOOR
1497 sq.ft. (139.0 sq.m.) approx.



TOTAL FLOOR AREA: 1497 sq.ft. (139.0 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the floorplan contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, fixtures 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			
(92-100)	A		
(81-91)	B		
(69-80)	C	78	78
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales			

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