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Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Produced for Dawson's Property. REF: 1350331. © Redwood 2025.



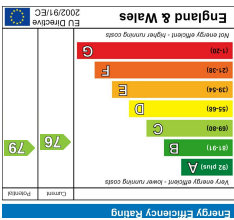
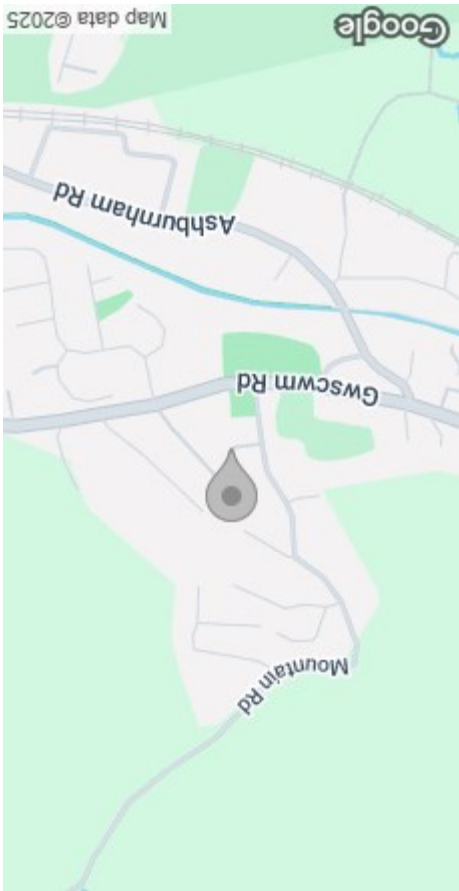
Rhydydderwen, Llys Y Coed, Pembrey, Burry Port, SA16

Approximate Area = 2259 sq ft / 209.8 sq m (excludes void)  
Garage = 208 sq ft / 19.3 sq m  
Total = 2467 sq ft / 229.1 sq m

For identification only - Not to scale

## FLOOR PLAN

## AREA MAP



Rhydydderwen Llys Y Coed  
Pembrey, Burry Port, SA16 0LJ  
Offers Around £525,000





GENERAL INFORMATION

Exceptional 4 Bedroom Detached Residence with breath-taking Coastal Views.  
Occupying a prime elevated position with outstanding coastal and village views, this impressive individual detached residence offers spacious and versatile accommodation throughout.  
The welcoming entrance hall includes a comfortable seating area and leads to a formal lounge with patio doors opening to the rear garden – perfectly framing the beautiful views. Additional ground floor accommodation includes a sitting room, separate dining room, and a modern re-fitted kitchen with breakfast area, complemented by a utility room and ground floor cloakroom.

To the first floor, there are four well-proportioned bedrooms, one of which benefits from en-suite facilities. Two further family bathrooms serve the remaining bedrooms. One bedroom is currently used as a first-floor sitting room, enjoying access to a private balcony that captures the stunning coastal panorama.

Externally, the property offers a detached garage and a well-maintained driveway providing off-road parking for 3–5 vehicles. The beautifully landscaped rear garden is thoughtfully stocked with mature shrubs and plants, offering an ideal space for relaxation and entertaining while taking in the views.  
Viewing is essential to fully appreciate the size, setting, and breath-taking outlook this superb home affords.

FULL DESCRIPTION

Ground Floor

Entrance Hall

Lounge  
21'4" x 16'0" (6.52m x 4.88m)

Sitting Room  
12'2" x 11'11" (3.72m x 3.64m )

Dining Room  
8'10" x 8'7" (2.71m x 2.62m )

W.C

Utility Room  
10'1" x 5'6" (3.09m x 1.68m )

Kitchen  
14'2" x 11'6" (4.32m x 3.53m)



Breakfast Room  
7'4" x 5'2" (2.25m x 1.59m )

First Floor

Landing

Bedroom 1  
17'7" x 11'11" (5.36m x 3.65m )

Bedroom 2  
15'10" x 12'4" (4.85m x 3.78m )

Family Bathroom with  
additional shower cubicle

Bedroom 3  
12'8" x 11'11" (3.88m x 3.65m )

Shower En-suite

Bedroom 4  
14'7" x 8'6" (4.45m x 2.60m )

Shower Room

Parking  
Driveway parking for multiple vehicles. Garage (5.33m x 3.60m)

Council Tax Band = G

EPC = C

Tenure

Freehold

Services

Heating System - Gas  
Mains gas, electricity, sewerage and water (metered)  
Broadband - The current supplier is BT (fibre)  
You are advised to refer to Ofcom checker for information regarding mobile signal and broadband coverage.

