

**NEW LET FOR  
2010**  
OFF-SEASON WEEKEND BREAKS AVAILABLE

# WEST PARK

25 New Road, Hook, Pembrokeshire SA62 4LJ



West Park is an amazingly and surprisingly spacious Bungalow - almost like a Tardis - set in over 8 acres in the peaceful village of Hook. It is ideal for families, walkers, dog owners.

Briefly, the property comprises:

- Six Good-sized Bedrooms
- Study
- Two Woodburning Stoves
- Large Sitting Room
- Three Shower Rooms
- Huge Kitchen/Diner
- Large Garden
- 7 Acre Field

Kitchen/Diner



Double Bedroom with 6ft 4-poster



Main Lounge



# WEST PARK **Simply too big to cramp your style!**

West Park Bungalow is set in the popular village of Hook - some 4 miles south of Haverfordwest and within 15 miles of most of Pembrokeshire's beautiful beaches. Countryside walks are straight from the property.

The Bungalow has 6 bedrooms, 3 shower rooms/toilets, a sitting room, a study and, at its centre, a massive 42ft long kitchen diner.

Hidden from the village road by screening hedges, West Park is spacious enough to accommodate 10 people in comfort. Its large gardens are mainly laid to lawns with a patio area with two picnic benches and a BBQ. The adjoining field is exclusively yours and at its far corner is a gate which leads directly onto a Public Footpath. Turn right for countryside walks!

The house itself has two distinct sleeping areas. Each area has either a Bathroom/Toilet or Shower Room/Toilet. There is another, modern, Shower Room off the Utility Room.

Each section boasts 3 bedrooms - each with one double, one twin and one single-bedded room.

#### BEDROOM AREA 1

A double room with a six-foot-wide, solid wood, four-poster bed with drapes.

A twin room with two solid oak, three-foot-wide single beds.

A single room with a solid oak three-foot-wide bed.

#### BEDROOM AREA 2

A double room with a five-foot-wide, solid oak bed.

A twin room with two solid oak, three-foot-wide single beds.

A single room with a solid oak three-foot-wide bed.

The kitchen is one huge space and occupies an area 11 feet wide by an enormous 42 feet long!

It is in two sections, the first being the 'snug' - with a woodburning stove, TV and a pair of comfy leather Chesterfield sofas to relax in.

The snug leads into the kitchen proper where there is a specially made solid oak farmhouse table with matching oak bench seats. This all fits away snugly into an alcove when not in use

The kitchen, with its modern units and solid oak work surfaces, has all of the equipment you would expect in your own home. It has an oven, induction hob, microwave, larder fridge, freezer, dishwasher as well as all of the utensils you will need, and picnic/barbecue stuff.

Off the kitchen is a Utility Room (with another shower and loo) which leads out to a patio area.

The Main Sitting Room is at one end of the house and is about 25 feet long and 16 feet wide. It has a woodburning stove for extra 'cosiness' in colder weather.

As well as having beautifully comfortable sofas and chairs this room boasts a 46" backlit TV with FreeView and FreeSat and a DVD player (a small selection of DVDs is provided).

There is a Study at the opposite end of the property to the Main Sitting Room with a desk and chair and a comfy sofa so that you can relax with a read from the library of over 300 hardback books!

**We do not permit smokers at West Park - If you smoke, please do not book.**

# WEST PARK

**Simply too big to cramp your style!**

**At West Park there aren't any extras.**

No extra charges for:

- Utilities ● Logs and kindling ● Pets ● Fresh, clean bedlinen each week
- Bath and Hand towels for each visitor ● FreeSat & Freeview TV
- Library of over 300 hardback books



The Kitchen/Diner



A Double Bedroom



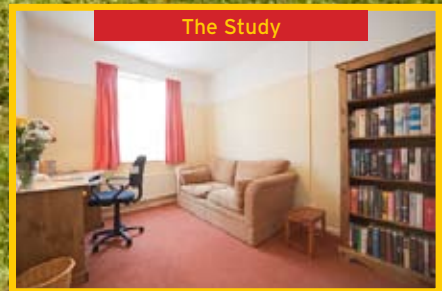
A Twin Bedroom



Bathroom



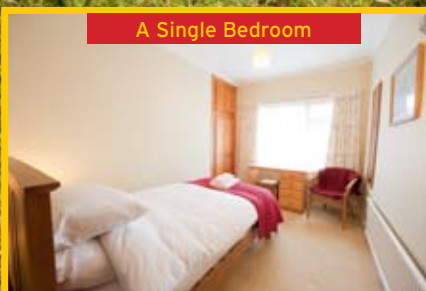
The Study



The Snug



A Single Bedroom



Main Living Room



**Well-behaved Dogs and Children are warmly welcomed at West Park.**

# WEST PARK Off-Season Weekend Breaks

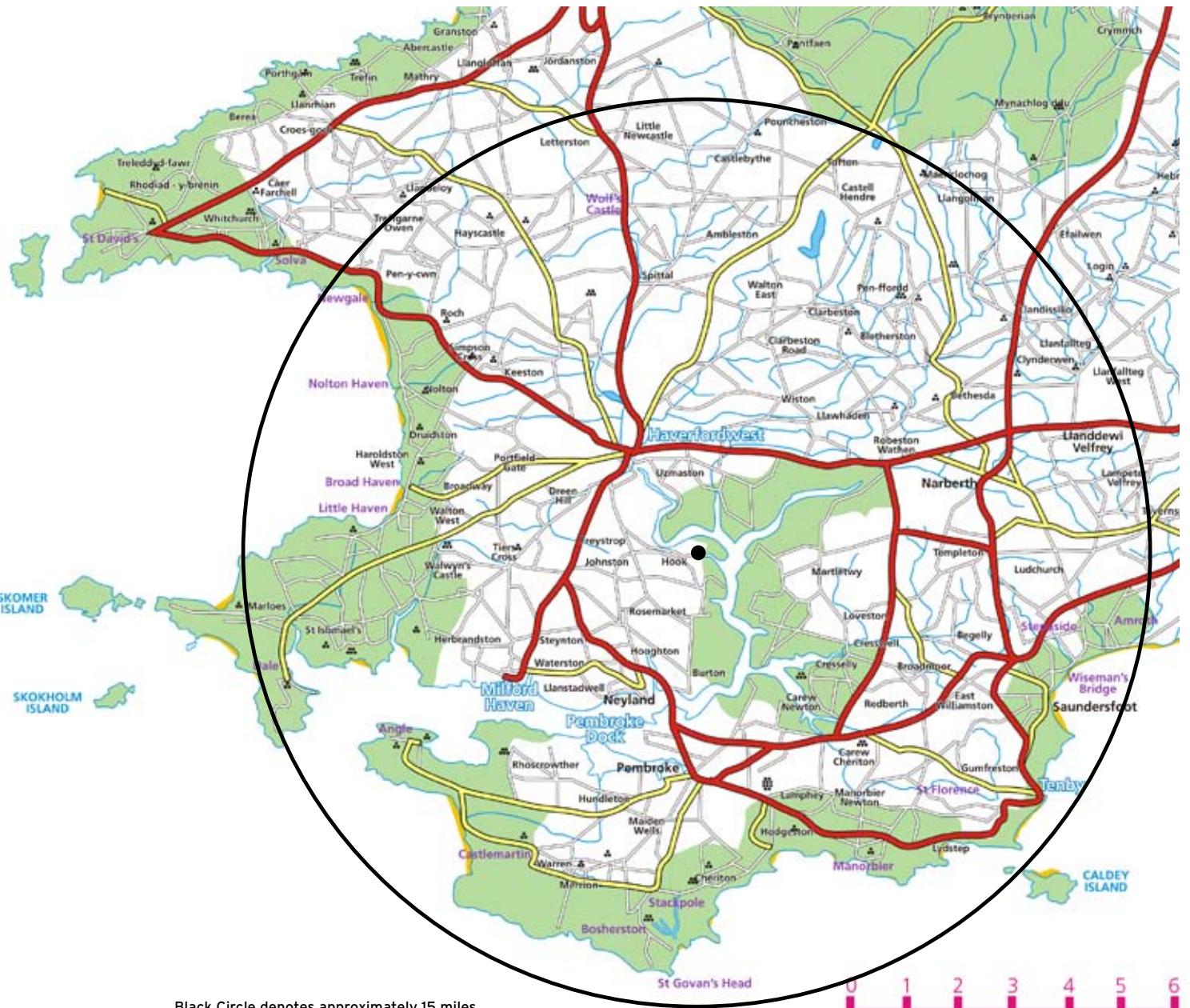
## Fancy a stress-free weekend break?

Off-Season Long Weekend Breaks are offered at:

For 2 or 3 Weekend Nights = 55% of the weekly cost  
 For 4 nights = 70% of the weekly cost.

Remember, even on Long Weekend Breaks everything is included at West Park - no extras to pay for!

Off-season breaks can begin on any day of the week  
 - please telephone 01834 860204 for details and if you're unsure about prices.



Black Circle denotes approximately 15 miles.  
 The majority of Pembrokeshire's beaches are within this distance.

