



## LIST OF ROOMS AT BAY VIEW HOUSE, PEMBROKESHIRE

Cradled between the cliffs of Waterwynch Bay and 10 acres of beautiful gardens, lawns, woodland and the beach, every aspect of [Bay View House](#) has been carefully designed to take full advantage of the spectacular views and to make life's simple pleasures an easy indulgence.

Here's a list of all available rooms:

### LIVING & ENTERTAINING SPACES

- **The Sky Room:** This stylish drawing room has been designed as an ideal relaxing and peaceful space for adults to chill out and opens out on to the Beach Terrace through two sets of French doors.
- **The Great Hall:** The Great Hall starts with a grand double height entrance overlooked by the second-floor gallery and extends the length of the house with French doors opening on to the Great Hall Terrace for spectacular sea views.
- **Billiard Room and Bar:** You might be forgiven for thinking that you have walked into a Gentleman's Club when you enter these stunningly proportioned rooms which, needless to say, houses the original full size billiard table installed by Lord Risdale in the 1920s.
- **Cinema Room:** At the heart of the house, accessed from the Family Kitchen, Study and Hall, this wonderful room boasts an 83-inch flat-screen TV with Sonos Arc surround sound with dual sub woofers, streaming services such as Netflix, Sky Sports, Amazon Prime and Disney Plus, large sofas, bean bags and swivel chairs.

### KITCHEN AND DINING

- **The Dining Room:** With the same stunning outlook as the Sky Room with two sets of French doors opening onto the Beach Terrace with stunning views of Waterwynch Bay.
- **The Family Kitchen:** The heart of the house which leads directly into the Dining Room, the Cinema Room and the Billiard Room & Bar. A wonderfully spacious family kitchen with a full size 4 door Redfyre Range Cooker, gas hob, microwave, American style fridge freezer, Nespresso machine, and 3 dishwashers.
- **The Cook's Kitchen:** Designed as two kitchens in one and perfect for professional private chefs, it has two separate work top areas, two ranges (gas hob and electric oven), two sinks, two upright fridges and one upright freezer.



## BEDROOMS – sleeps 30 (+4) in 12 bedrooms

● indicates a choice of bed configuration

Bedroom	Beds	Sleeps	Features
Bedroom 1 – Amroth (Second Floor)	Super king, can be divided into two single beds ● plus 2 pull out beds (suitable for adults or children)	2 (+2)	En-suite bath with shower over. Balcony with views of the sea and cliffs.
Bedroom 2 – Monkstone (Second Floor)	King-sized bed	2	En-suite bath with shower over. Balcony with views of the sea and cliffs.
Bedroom 3 – Harbour (Second Floor)	Double four-poster bed plus 1 or 2 single beds ●	2-4	En-suite shower. Views of the beautiful grounds and valley through its French balcony door.
Bedroom 4 – Castle (First Floor)	2 super king beds, both of which can be divided into two single beds ● plus 1 pull out bed (suitable for an adult or child)	4 (+1)	En-suite shower. A spacious room with garden views.
Bedroom 5 – Priory (First Floor)	Super king, can be divided into two single beds ● plus 1 pull out bed (suitable for an adult or child)	2 (+1)	En-suite bath with shower over and separate dressing room. Wonderful views from the bed across Waterwynch Bay.
Bedroom 6 – Sandtop (First Floor)	King-sized bed	2	En-suite with overhead rain and body jet shower with slipper bath, bidet and his and hers sinks. Wonderful views from the bed across Waterwynch Bay. Our favourite bedroom in the house!
Bedroom 7 – Lydstep (First Floor)	King-sized bed	2	En-suite shower. Views of the valley and surrounding woods.
Bedroom 8 – Manorbier (First Floor)	King-sized bed	2	En-suite shower. Balcony with fabulous views across Waterwynch Bay.
Bedroom 9 – Barafundle (First Floor)	King-sized bed	2	En-suite shower. Balcony with views of the sea and cliffs.
Bedroom 10 – Little Haven (First Floor)	2 super king beds, both of which can be divided into two single beds ●	4	En-suite bath. Lovely view of the valley and the gardens.
Bedroom 11 – Broad Haven (First Floor)	King-sized bed	2	En-suite shower. Feature window overlooking the formal gardens and valley.
Bedroom 12 – Penally (First Floor)	Super king, can be divided into two single beds ●	2	En-suite shower room. Views over the gardens and valley.
<b>Total</b>		<b>30 (+4)</b>	



# FLOOR PLANS

