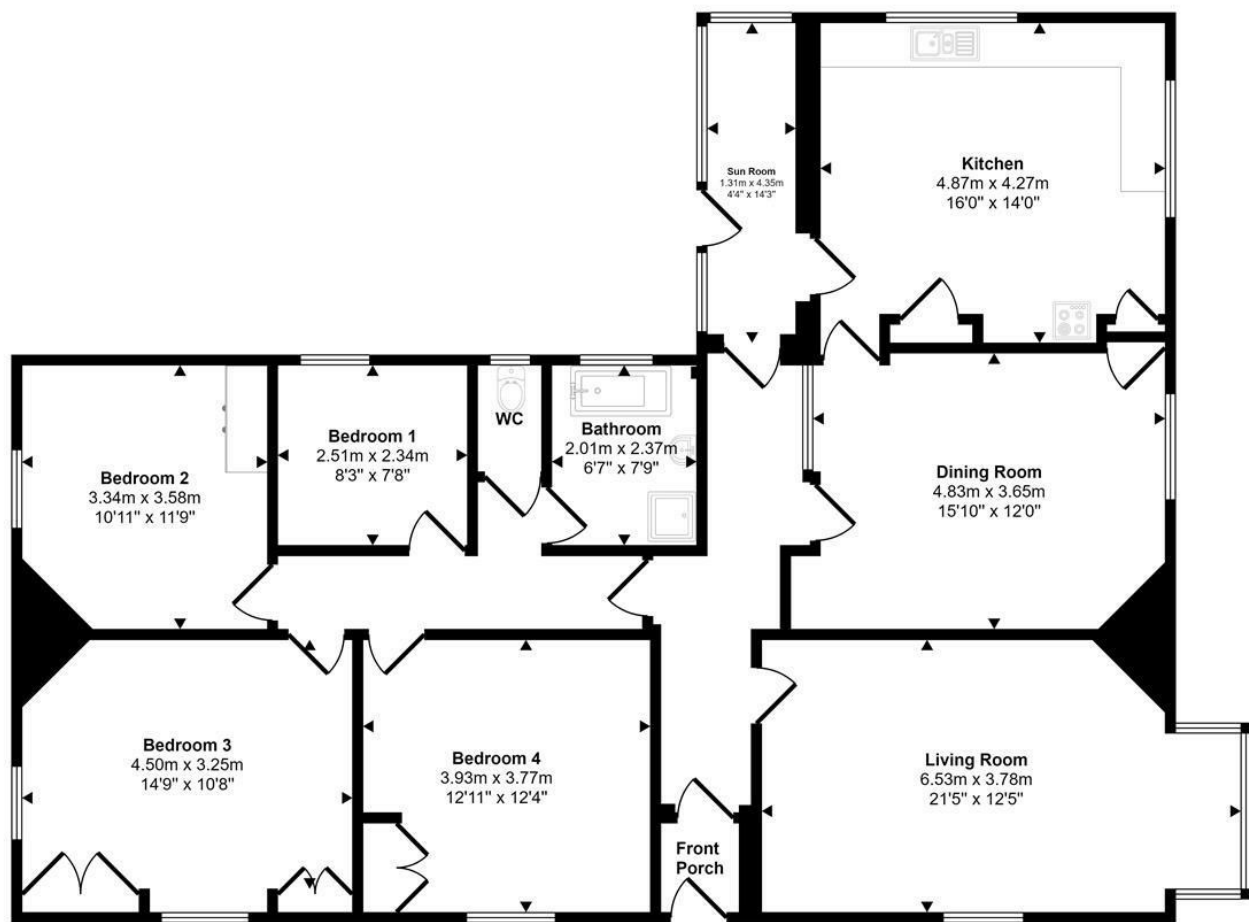


Approx Gross Internal Area
148 sq m / 1588 sq ft



Floorplan

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

VIEWING: By appointment only via the Agents.
TENURE: Freehold
SERVICES: We have not checked or tested any of the services or appliances at the property. property has Mains Drainage, Mains Electric, Mains Water
HEATING: Gas Central Heating
TAX: Band F

We would respectfully ask you to call our office before you view this property internally or externally

SSG/AMA/02/24/OKSSG

WE WOULD LIKE TO POINT OUT THAT OUR PHOTOGRAPHS ARE TAKEN WITH A DIGITAL CAMERA WITH A WIDE ANGLE LENS. These particulars have been prepared in all good faith to give a fair overall view of the property. If there is any point which is of specific importance to you, please check with us first, particularly if travelling some distance to view the property. We would like to point out that the following items are excluded from the sale of the property: Fitted carpets, curtains and blinds, curtain rods and poles, light fittings, sheds, greenhouses - unless specifically specified in the sales particulars. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise. Services, appliances and equipment referred to in the sales details have not been tested, and no warranty can therefore be given. Purchasers should satisfy themselves on such matters prior to purchase. Any areas, measurements or distances are given as a guide only and are not precise. Room sizes should not be relied upon for carpets and furnishings.

Details are correct at the time of listing. We have not seen sight of all building regulations or planning permissions should they be necessary,

COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

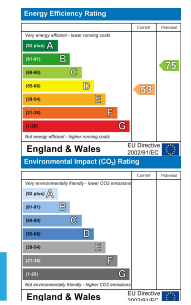


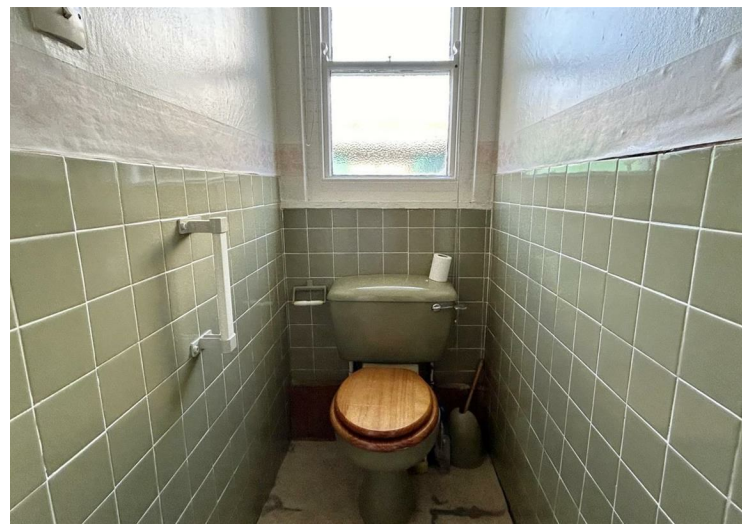
Sunnyside, 7 Dale Road, Haverfordwest, Pembrokeshire, SA61 1HZ

- In Need of Modernisation
- Three/Four Bedrooms
- Garage
- Partial Double Glazing
- Close to Amenties
- Detached Bungalow
- Two Receptions
- Gardens
- Gas Central Heating
- EPC E

Auction Guide £200,000

COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London





*** FOR SALE BY AUCTION - BIDDING CLOSES 31/07/2024 ***

A detached bungalow in need of modernisation, situated on the edge of Haverfordwest on the sought-after Dale Road, ideally situated for ease of access to local amenities, the town centre, and coastal tourist locations of Broad Haven and Dale.

The accommodation comprises of hallway, three bedrooms, study/4th bedroom, lounge, dining room, kitchen, bathroom with separate WC, lean to sunroom. The property benefits from partial double glazing and gas central heating.

Externally the property has foot access from the Dale Road with a tarmac footpath which leads to the front door and lawned garden. The rear garden is mainly laid to lawn with mature trees and shrubs, a garage, workshops, a tarmac driveway that offers ample parking and has gated access off Haven Road.

The market town of Haverfordwest has numerous facilities and amenities on offer, which include a good range of shops, retail parks, primary and secondary schools, sixth form college, hospital, main line train station, new leisure centre/swimming pool, cinema, restaurants, pubs etc.

The beautiful Pembrokeshire coast is only 6 miles to the south west, at the long sandy beach of Broad Haven, and the famous surfing beach of Newgale 7.5 miles to the north west. The famous Pembrokeshire Coast Path gives miles of wonderful walks on which to enjoy the stunning coastline, wild flowers and birdlife



DIRECTIONS

From our office in Haverfordwest travel up High Street and into Dew Street. Take the right-hand fork at the traffic lights into Albert Street and keep left, proceeding into Portfield. Continue, passing the mini-roundabout with Tesco on your left and proceed up through Portfield. Pass the next left turning to Snowdrop lane and you will see The Bellvue public house in front of you. Take the right hand fork on to the Haven Road. Sunnyside is the fourth property on your left. This is the rear access. What3words: parks.fine.sweat

See our website www.westwalesproperties.co.uk in our TV channel to view our location videos about the area.