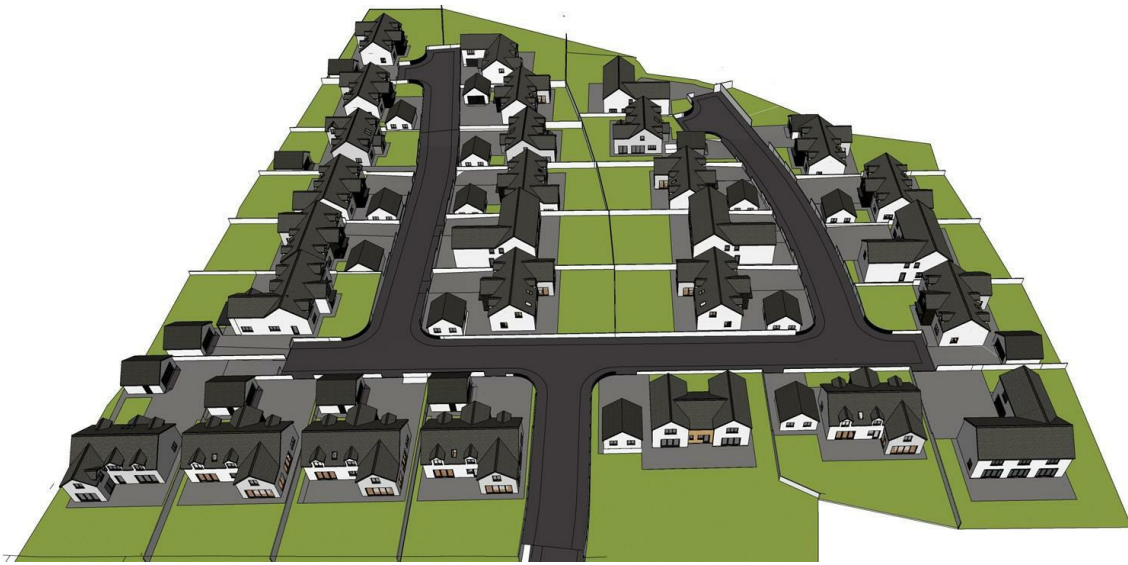




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WE WOULD LIKE TO POINT OUT THAT OUR PHOTOGRAPHS ARE TAKEN WITH A DIGITAL CAMERA WITH A WIDE ANGLE LENS. These particulars have been prepared in all good faith to give a fair overall view of the property. If there is any point which is of specific importance 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.

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We Say...

EXECUTIVE NEW BUILD DEVELOPMENT SITE

A selection of 28 new build properties, built to a high specification by a reputable local builder on the periphery of the County Town of Haverfordwest.

The properties are a mixture of 3, 4 & 5 bedroom detached houses and are being finished to a high standard.

Externally the properties will offer a driveway to the front, providing off-road parking, some properties are also equipped with detached garage or an integral garage for additional parking and storage. A garden to the rear will be mostly laid to lawn with a patio seating area. The properties further benefit from underfloor heating throughout the ground floor and an air-source heating system. We are informed that the plots will be serviced with mains electric/water and drainage.

The completed property will have the benefit of a Professional Consultants Certificate. These properties are a must view to appreciate.

Location

The estuary village of Hook on the Western Cleddau, has local amenities including shop/post office, primary school and sports club, and gives access to the beautiful scenery of the Cleddau Estuary. The county town of Haverfordwest is approximately 5 miles to the north and enjoys a wide variety of amenities including secondary schools, shops, supermarkets, a college of further education, swimming pool, library, restaurants etc.



DIRECTIONS

From our office in Haverfordwest proceed along the Freemans Way bypass to Merlins Bridge (McDonald's roundabout). Take the first exit to Hook, Llangwm, Burton, and follow the road to Freystrop. Turn left onto New Road, and you will find the development on the right hand side. What3Words reference: headline.reissued.jumbled

GENERAL INFORMATION

VIEWING: By appointment only via the Agents.
TENURE: We are advised Freehold.
SERVICES: We have not checked or tested any of the services or appliances at the property.
TAX: Band N/A

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

MD/MD/02.23/OKMD

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AERIAL VIEW

