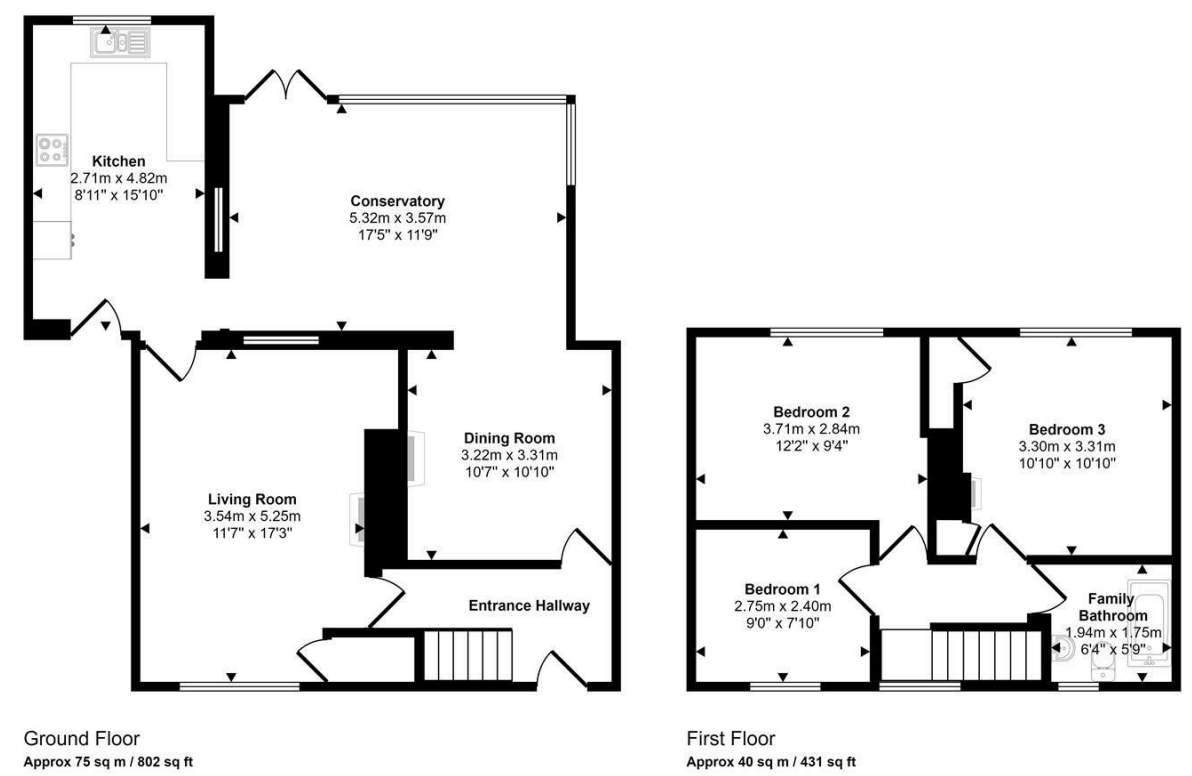


Approx Gross Internal Area  
115 sq m / 1233 sq ft



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: We are advised Freehold.  
 SERVICES: We have not checked or tested any of the services or appliances at the property. Mains Water, Mains Drainage, Mains Electric.  
 HEATING: Oil Central Heating  
 TAX: Band C

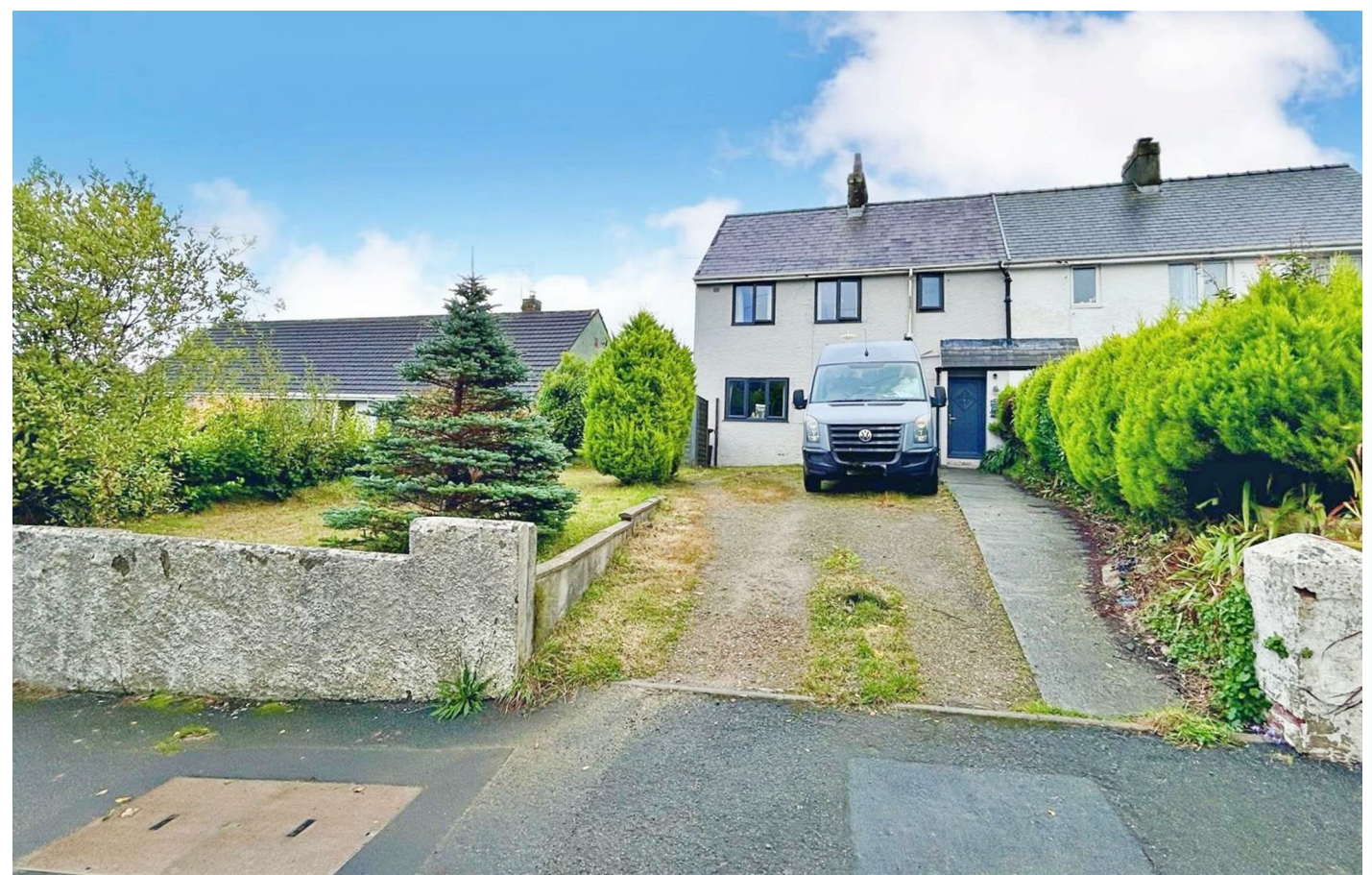
ADD/AMA/09/24/OK

FACEBOOK & TWITTER  
 Be sure to follow us on Twitter: @ WWProps  
<https://www.facebook.com/westwalesproperties/>

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

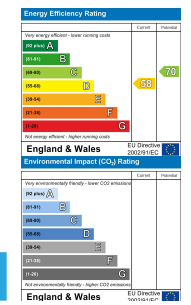


**8 Heathfield Terrace Targate Road, Freystrop, Haverfordwest, Pembrokeshire, SA62 4EU**

- Local Restrictive Covenant
- Three Bedrooms
- Village Location
- Double Glazed
- Oil Central Heating
- Semi Detached
- Conservatory
- Gardens Front and Rear
- Off Road Parking
- EPC RATING: D

Offers In Excess Of £200,000

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







**\*\* LOCAL RESTRICTIVE COVENANT\*\***

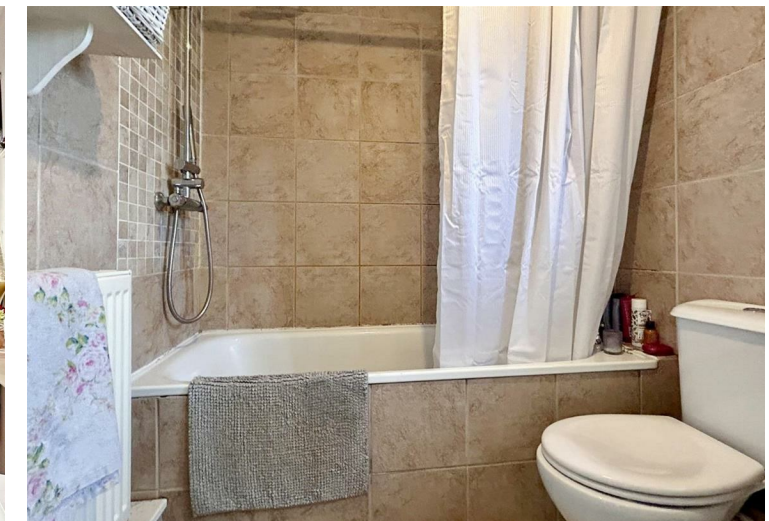
A semi detached house located in the popular village of Freystrop within easy driving distance of the county town of Haverfordwest.

The accommodation comprises of hallway, living room, dining room, conservatory and kitchen. First floor three bedrooms and a bathroom. Property benefits from oil central heating and double glazing.

Externally to the front there is a low boundary wall with off-road parking for several vehicles and a lawned garden, a pathway leads to the front door. A path to the side leads to a summer house/shed and to the rear garden which is mainly laid to lawn with a flower and shrub boarder. A decorative stone patio area is an ideal place to sit and relax and to enjoy views of the garden.

Conditional Planning 20/1170/PA agreed 24.03.21 for replacement of existing glazed conservatory lean-to with rear single storey flat roof extension.

Freystrop is a rural village set 3.5 miles to the south of Haverfordwest, close to the beautiful Cleddau River, and within easy traveling distance of Milford Haven and Pembroke. The nearby village of Hook has a village shop, primary school, and sports club, whilst the wider amenities of Haverfordwest include secondary schools, sixth form college, hospital, mainline train station, supermarkets etc.



**DIRECTIONS**

From our Haverfordwest Office, continue up high street, and continue straight at the two sets of traffic lights. At the roundabout, take the third exit down Merlin's Hill. At the roundabout, take the second exit up the Pembroke Road. Follow the Pembroke Road for approximately 2 miles, until you reach the village of Freystrop, turn right on to Targate Road and continue on to Heathfield Terrace and the property will be found on the left. What3words aimlessly.array.mastering

See our website [www.westwalesproperties.co.uk](http://www.westwalesproperties.co.uk) in our TV channel to view our location videos about the area.