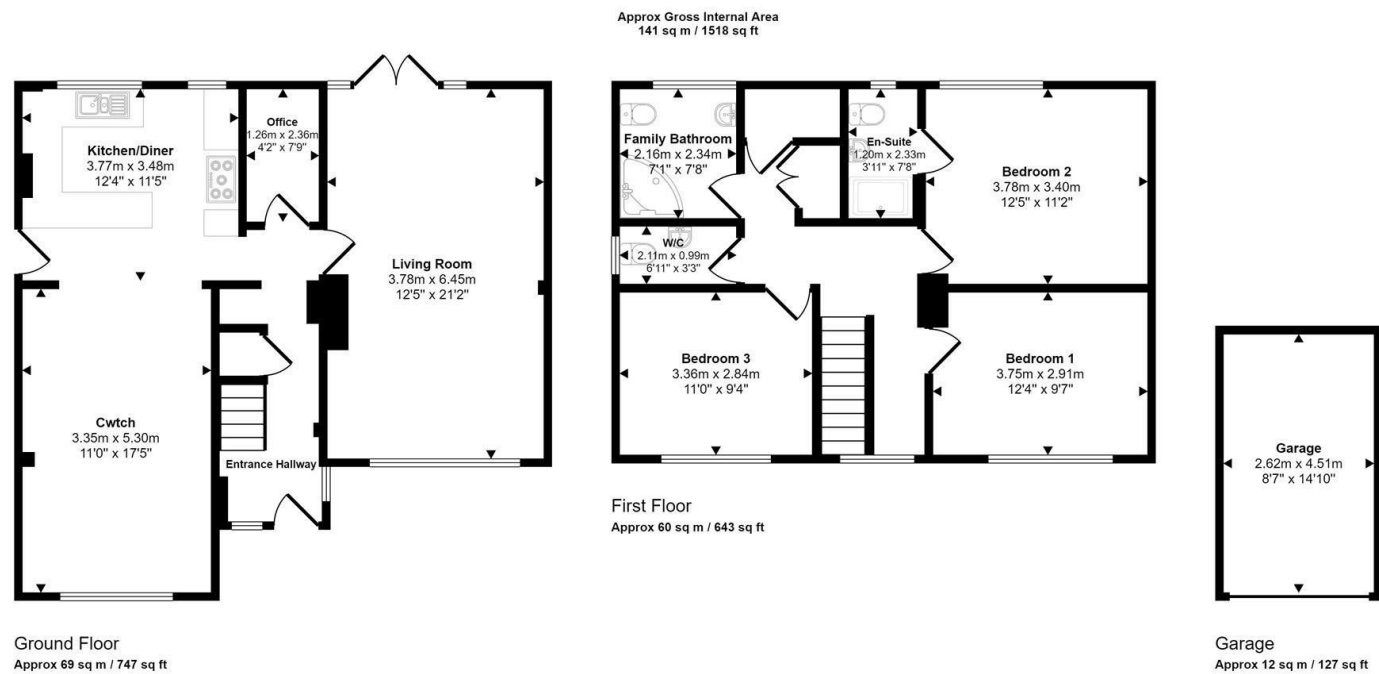




VIEWING: By appointment only via the Agents.

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, Mains Gas

HEATING: Gas Central Heating

SSG/AMA/09/24/Ok EJJ

FACEBOOK & TWITTER

Be sure to follow us on Twitter: @ WWPProps

<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

12 Victoria Place, Haverfordwest, Pembrokeshire, SA61 2LP

EMAIL: haverfordwest@westwalesproperties.co.uk

TELEPHONE: 01437 762626

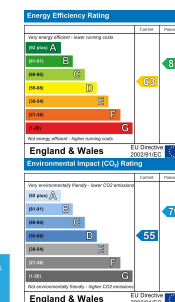


2 Park Road, Queensway, Haverfordwest, Pembrokeshire, SA61 2PD

- Three Bedroom Detached House
- Bathroom and En-suite
- Modern Kitchen/Diner
- Terraced Garden to Rear - Sun Terrace to Front
- uPVC Double Glazing & Gas Central Heating
- Views of the Town
- Close to Amenities
- Garage & Off-Road Parking
- Ideal Family Home
- EPC Rating: D

£325,000

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The Agent that goes the Extra Mile





A detached house sitting in an elevated position and situated close to the popular residential area of Queensway, near Haverfordwest town within walking distance of Castle High School and the amenities of the town. The property enjoys views to the front over the town and towards Haverfordwest Castle.

The accommodation comprises an entrance hall laid to slate tiles, a lounge, an office, a modern kitchen/diner and an external sun terrace on the ground floor. On the first floor is a master bedroom with a modern ensuite shower room, two further bedrooms, a family bathroom and a storage cupboard. The property benefits from gas central heating and double glazing.

Externally to the front is a sloping driveway for two vehicles, as well as a garage. There is also a sun terrace to the front of the property, the perfect place to enjoy the evening sun and the views over Haverfordwest Town. The mature sloped gardens to the front are planted with a variety of plants and shrubs. To the rear is a terraced garden; the lower level is laid to ornamental gravel, the perfect area for sitting and entertaining, whilst the upper levels are laid to decking and lawn.

This property would make an ideal family home and viewing is highly recommended to appreciate the size and quality of finish the current owners have achieved both inside and out.

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, mainline train station, leisure centre/swimming pool, cinema, restaurants, pubs etc.



DIRECTIONS

DIRECTIONS: On leaving Haverfordwest office, take the road out towards the Morrisons roundabout and take the exit as if heading back into Haverfordwest town. On leaving the roundabout, the road forks to the left towards Queensway. Continue on this road as it bears around to the left. Take the next turning left and the property is situated, after a short period, on your right-hand side, denoted by our for sale board. What3Words: Sharp.Passes.Toys

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