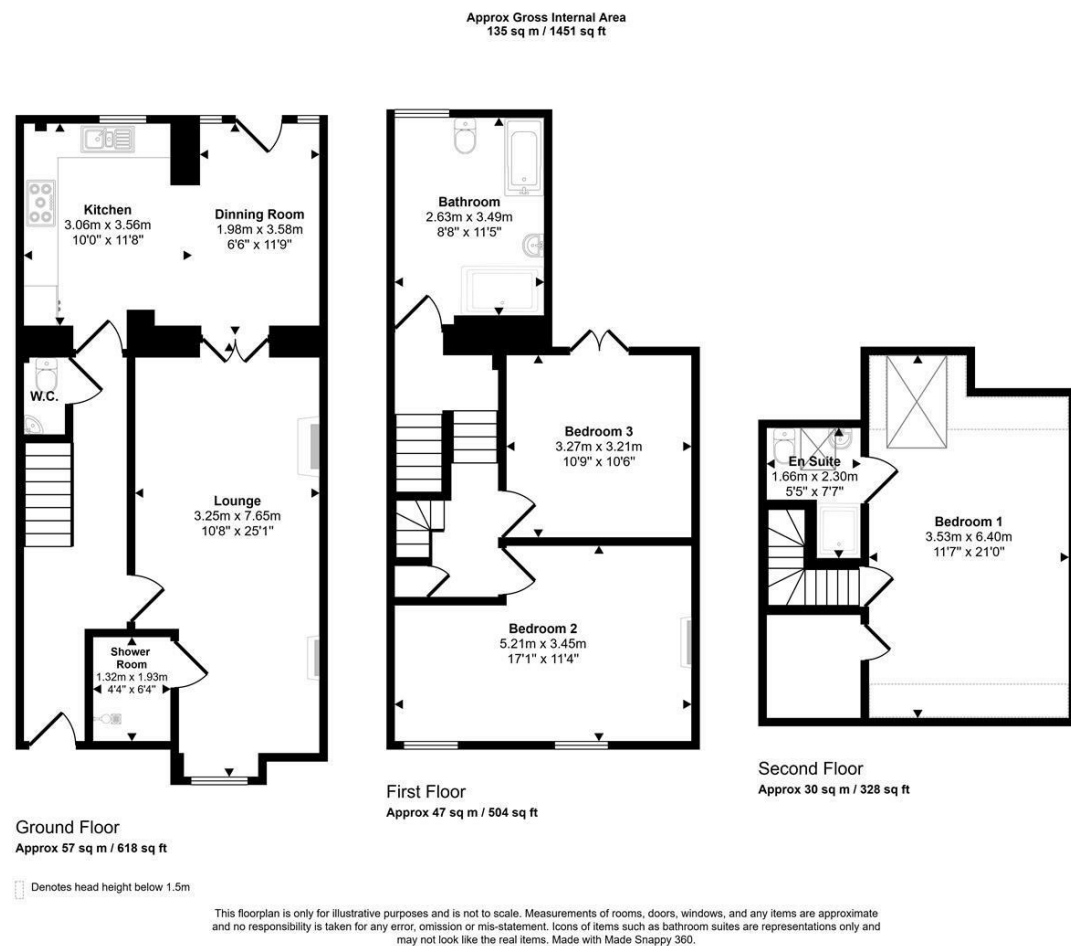




VIEWING: By appointment only via the Agents.

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, Mains Gas

HEATING: Gas

TAX: E

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

CFH/ESL/05/25/DRAFT

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

12 Victoria Place, Haverfordwest, Pembrokeshire, SA61 2LP

EMAIL: haverfordwest@westwalesproperties.co.uk

TELEPHONE: 01437 762626

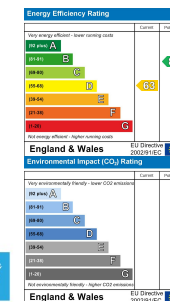


19 New Street, St Davids, Haverfordwest, Pembrokeshire, SA62 6SW

- Popular St Davids Location
- Very Well Presented
- Open Plan Kitchen/Diner
- Downstairs Wet Room
- Low Maintenance Garden To Rear
- Recent & Extensive Renovation
- End Terrace Townhouse
- Three Double Bedroom
- Views of St Davids Cathedral and Coast
- EPC Rating D

Offers In Excess Of £400,000

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

The Agent that goes the Extra Mile





A delightful period property set in the heart of the Cathedral City of St David's close to amenities this well-presented property would be an ideal family or holiday home and is sold with the added appeal of no onward chain!

The accommodation briefly comprises: Entrance hall, lounge, kitchen/diner with a partial glass roof, with a downstairs WC and wetroom. Stairs lead up to the first floor with 2 double bedrooms and a bathroom. The rear bedroom boasts a balcony with fantastic views over the rooftops to the cathedral and the bay, whilst the front offers double glazed sash windows to the front and a feature cast iron fireplace. The loft room is accessed by a second staircase and leads up to a sizable, currently being utilised as a bedroom with a walk-in wardrobe and en-suite shower room. This room has a balcony Velux with stunning views of St David's Cathedral and far-reaching views of the sea. The property is served by handmade sash windows to the front and double glazed windows to the rear, and a gas boiler serves the domestic heating and hot water.

Externally the property has on street parking available at the front, and an easily maintained courtyard garden at the rear. Access down the side lane leads to pedestrian access to the rear garden. Viewing is highly recommended to appreciate the position and presentation of this property.

St Davids is a popular Cathedral City which is situated on the North Pembrokeshire Coastline some fifteen miles or so North West of the County and Market Town of Haverfordwest. Renowned for its Cathedral and Bishops Palace, St Davids has the benefit of numerous amenities and facilities



DIRECTIONS

DIRECTIONS: From the Haverfordwest take the A487 for 16 miles to St Davids. Enter the city centre and follow the road round onto Nun Street, then take the right hand turn into New Street. Continue on this road, past CK's supermarket and the house can be found approximately 200 yards on the right hand side. [///dreading.milder.jaundice](http://dreading.milder.jaundice)

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