

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.

COUNCIL TAX: Band 'C'

ref: SLS/CPS/26/03/25OK

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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.

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

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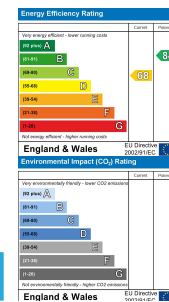


## 8 Railway Terrace, Neyland, Milford Haven, Pembrokeshire, SA73 1SP

- Terraced House
- Open Plan Living & Dining Room
- Fantastic Estuary Views
- Close to Amenities
- Gas Central Heating
- Two Bedrooms
- Enclosed Courtyard & Balcony
- Walking Distance to Neyland Marina
- Up-Side-Down House
- EPC Rating D

**Offers In The Region Of £190,000**

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Nestled in the town of Neyland, Number 8 Railway Terrace is a unique upside-down house that offers breath-taking estuary views. Currently a successful holiday let, this property presents an incredible opportunity as a family home or tranquil bolt hole. The upstairs living area is designed to take full advantage of the stunning views, creating an inviting space for relaxation and entertaining. Whether you're seeking a peaceful retreat or a lucrative investment, this property is a must-see.

The accommodation briefly comprises of; Entrance hall, two bedrooms and a bathroom to the ground floor. With an open plan living & dining room with fantastic estuary views. Steps down to kitchen and a door to a balcony. Externally there is an enclosed paved courtyard.

The town centre, with its variety of local shops, pubs and takeaways, is within walking distance, as is the primary school, Neyland Yacht Club, and the Marina with its Bar/Restaurant. Neyland is also served by several bus routes. Haverfordwest, Milford Haven and Pembroke are all within easy driving distance and offer a wider range of amenities, including a hospital, train stations, libraries, cinema, theatre, supermarkets, retail parks etc.



#### DIRECTIONS

From our Milford Haven office take the main Haverfordwest road and on reaching the Horse and Jockey take a right turn and follow the road along to the second roundabout taking the third exit into Honeyborough Road, proceed along this road into Neyland High Street and the take the last left turn onto Railway Terrace. The property will be towards the end of the road on the left. What3Wordsfittingly.deflate.nags

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