



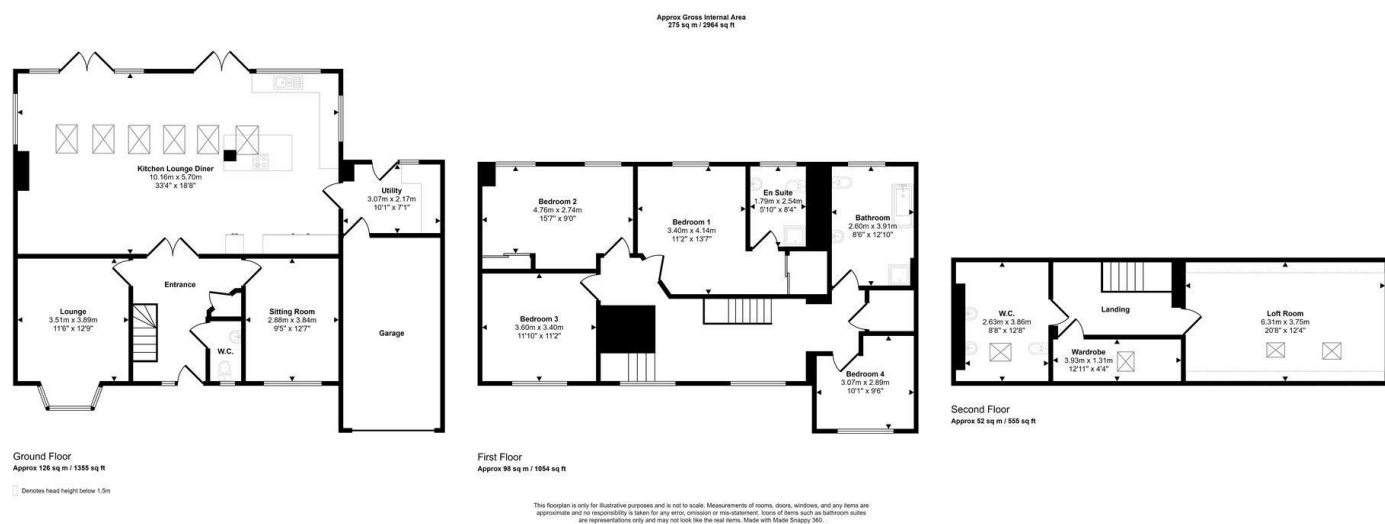
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*THE AGENT WITH THE  
LONDON CONNECTION*



**56 Freemans Walk, Pembroke, Pembrokeshire, SA71 4AS**

- Detached House
- Two Reception Rooms
- Three Bathrooms
- Underfloor Heating
- Rear Garden
- Open Plan Kitchen/Living/Dining
- Five Double Bedrooms
- Driveway Parking
- Garage
- EPC Rating B

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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**Offers In Excess Of £510,000**

**A Beautifully Presented Detached House Boasting a Modern Interior**



**We Say...**

This beautifully presented house is situated in the sought after cul-de-sac of Freemans Walk, Pembroke within walking distance to local shops, schools and the historic Pembroke Castle. The home, built in 2012 has a contemporary design throughout and is laid over three floors.

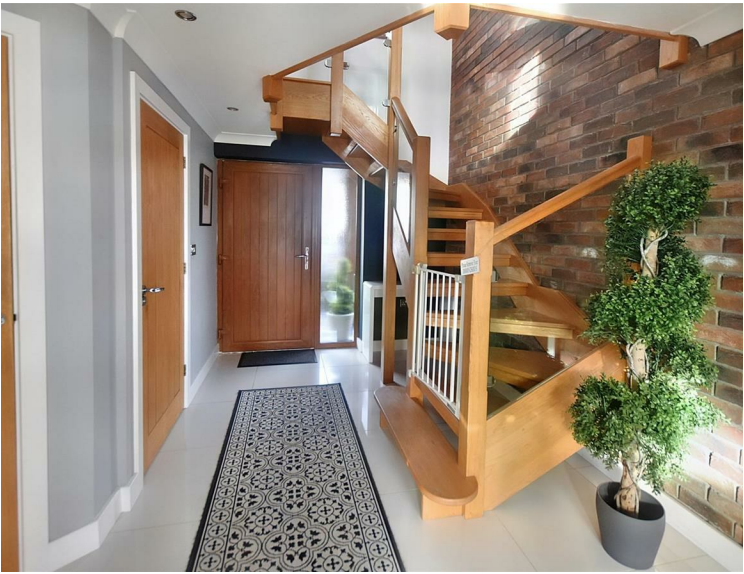
The ground floor provides an entrance hall with a WC and store cupboard, a living room to the front and a further family room room which can be utilised for an study. Through the double doors from the hallway opens up into an open plan kitchen/living/dining room fitted with a range of modern units and central island, a feature log burner and two sets of double doors leading out to the garden. Accessed via the kitchen there is a utility room with access into the garage and to the rear garden. The ground floor benefits from underfloor heating throughout which runs from the log burner back burner, solar panels or gas integrated into thermal store for hot water. The first floor boasts a lovely landing area with four double bedrooms, one with an en-suite bathroom. The family bathroom has a separate bath and shower. On the second floor is the master bedroom with velux windows, a walk in wardrobe and a further bathroom with a double sink and a walk in shower behind the sink wall. The property benefits from a neutral decor throughout, with white tiles throughout the ground floor.

Externally, to the front there is ample driveway parking in front of the garage with side access leading to the rear garden. The south facing rear garden is laid over two levels, the first is paved providing a great seating/entertaining space, with the lower level being laid to lawn. In the right corner there is a further decking area.

Viewing is highly recommended to appreciate the style, layout and size of this spectacular family home.

**Location**

Pembroke Town is located in South Pembrokeshire. The town is centered around the Medieval Pembroke castle. The mill pond provides the town with a beautiful walk which is only 5-minutes away from the property. Pembroke Main Street is at the center of the community and includes cafes, restaurants, and multiple convenience stores. The town also provides a primary and secondary school with multiple bus routes for easy travel.





DIRECTIONS

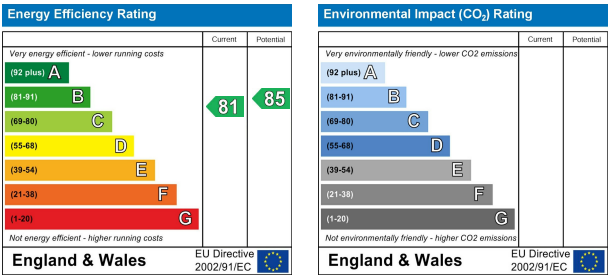
From the Pembroke Office continue along High Street, at the roundabout take the second exit on to Station Road. Take the second left onto Freemans Walk then follow the road to the end and the property is on your right hand side.

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.  
COUNCIL TAX: Band ' F '

ref: HC / LLT / 02 / 23 / takeonok

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AERIAL VIEW

