



Lock House, St Julian Street, Tenby
Pembrokeshire, SA70 7AS

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6 Clareston Road
Tenby
SA70 7LR

£850 Per

House - Terraced



Two-bedroom terraced house on Clareston Road, Tenby. Internally, the house offers spacious living and dining areas, with good sized bedrooms and built in wardrobe, modern bathroom and kitchen. Front and rear courtyard, with external access to the lane behind. The property has been updated with a new boiler in the last couple of years and UPVC windows and doors.

Clareston Road offers residents permit parking scheme, and is only 2 minutes from the Town Walls, supermarket, train station, sandy beaches and other local amenities. In-going total £1800.00 Rent £850.00 Deposit £950.00. EPC - D, Council Tax - band E (£2561.42)

**** THIS PROPERTY IS A TENANT FIND ONLY ****



Regulated by R.I.C.S. Giles Birt, B.Sc., M.R.I.C.S.



- **Residents Parking Scheme**
 - **Pretty Terraced House**
- **Short Walk to Town Centre**
 - **Large Bedrooms**

- **Front & Rear Courtyards**
 - **Recently Refurbished**
- **Beaches and Harbour Nearby**

Porch

Cross the front patio courtyard and steps lead up to composite door opening into the porch, which has a window to the front. A timber door opens into the lounge.

Living Room 15'8" x 11'1" (4.8 x 3.4)

From the porch enter the living room, with window to the front, LVT flooring and gas fire. Arch opening through to the dining room.

Dining Room 11'9" x 8'6" (3.6 x 2.6)

Window to the rear courtyard, with LVT flooring and door to Kitchen.

Kitchen 16'4" x 6'10" max (5 x 2.1 max)

A newly fitted kitchen, with oven, hob with extractor over, sink and drainer, space and plumbing for washing machine and dishwasher. There is a window and door to the rear courtyard, with a storage cupboard under the stairs.

Bedroom One 13'9" x 11'1" max (4.2 x 3.4 max)

A spacious double bedroom with fitted wardrobes, two windows to the front of the property and new carpet.

Bedroom Two 9'2" x 8'10" (2.8 x 2.7)

A 2nd double bedroom with fitted wardrobes, carpet flooring and window to the rear.

Bathroom 10'2" x 6'10"ax (3.1 x 2.1max)

Partly tiled family bathroom, with new suite comprising bath with shower over, WC and pedestal sink. There is new LVT flooring and a window to the rear.

Externally

To the front of the property there is a sunny patio area setting the house back from the pavement behind a low stone wall with iron railings.

To the rear is fully enclosed courtyard, with a gate that leads onto an additional space which could be utilized.

There is a resident parking scheme, as well as free parking directly opposite the house. Clareston Road is a quiet one-way street close to the town supermarket, and beaches.

Please Note

The Pembrokeshire County Council Tax Band is E - approximately £2561.42 for 2025/26.

We are advised that mains gas, electric, water and drainage is connected to the property.

New boiler 3 years ago and fully serviced, with double glazed windows and doors installed in March 2025.



From Warren Street, head down the hill towards the train station and turn left into Clareston Road at the crossroads. No 6 is on the left-hand side.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C		
(55-68) D	66	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	





Floor Plan



Measurements are approximate. Not to scale. Illustrative purposes only
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