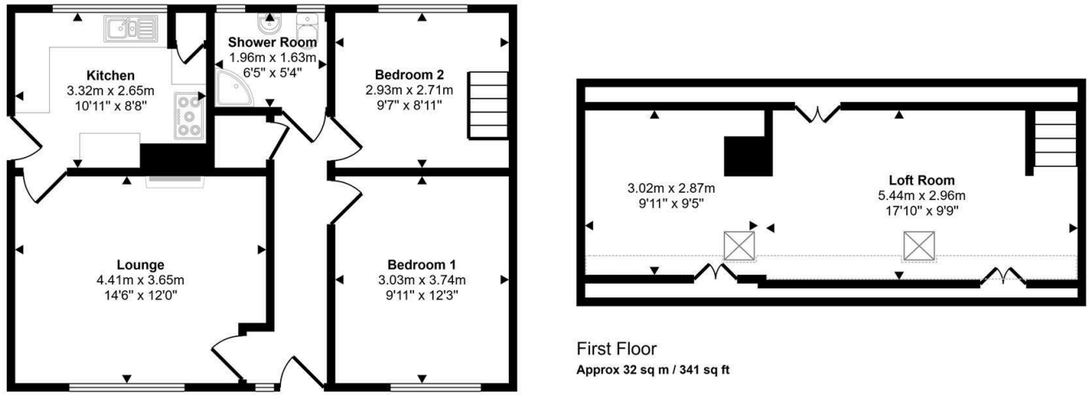
Approx Gross Internal Area
88 sq m / 942 sq ft



Ground Floor
Approx 56 sq m / 602 sq ft

First Floor
Approx 32 sq m / 341 sq ft

Denotes head height below 1.5m

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 ' A '

AGENTS NOTE: We have not seen or been provided with any planning consents or building regulations should they be necessary.

ref: SSG/LLE/122025/OK

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,

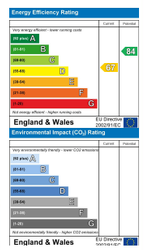
COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

89 Charles Street, Milford Haven, Pembrokeshire, SA73 2HA
EMAIL: milford@westwalesproperties.co.uk
TELEPHONE: 01646 698585

01646 698585
www.westwalesproperties.co.uk

19 Main Road, Waterston, Milford Haven, Pembrokeshire, SA73 1DP

- Semi Detached Bungalow
- Loft Room
- Cul-de-Sac Location
- Double & Triple Glazing
- Rear Garden
- Two Bedrooms
- Driveway Parking
- Well Presented
- Village Location
- EPC Rating: D

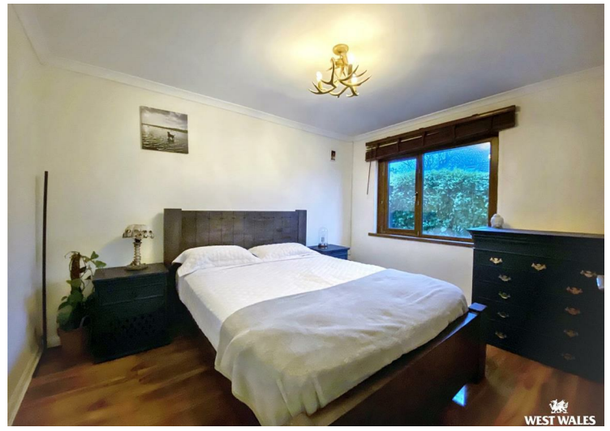


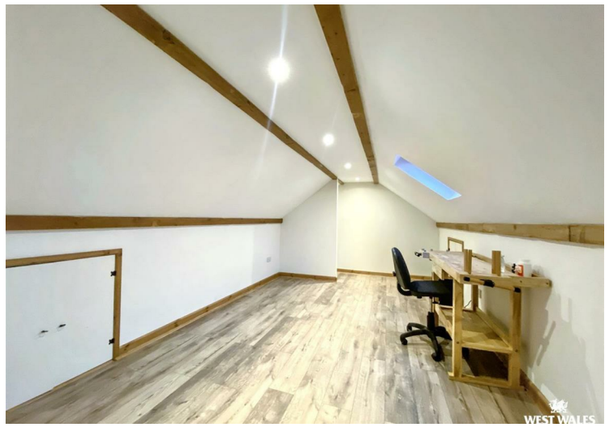
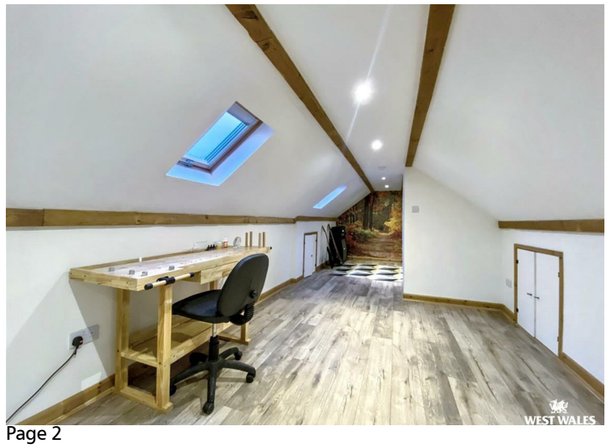
Offers Around £170,000

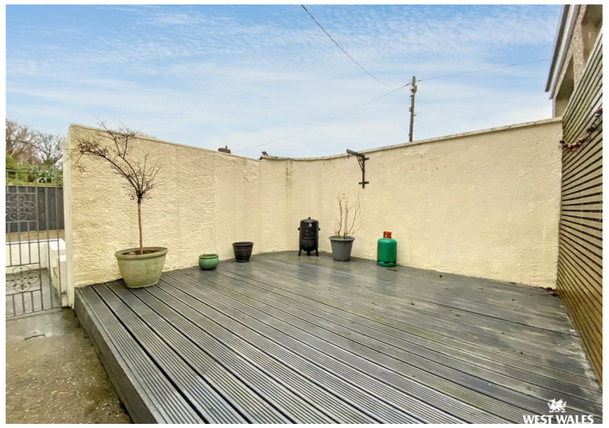
COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

89 Charles Street, Milford Haven, Pembrokeshire, SA73 2HA
EMAIL: milford@westwalesproperties.co.uk TELEPHONE: 01646 698585

The Agent that goes the Extra Mile





*** NO ONWARD CHAIN ***
A great opportunity to acquire a well presented semi-detached bungalow, situated in the sought after village of Waterston. Conveniently located just a short drive from Milford Haven and Neyland Town, the property would make a brilliant first time buy. Benefiting from a cul-de-sac position, viewing is highly recommended!

The accommodation briefly comprises; entrance hall, living room with a feature log-burner, kitchen fitted with a range of modern units, a modern shower room, two bedrooms, (one double, one single) with access to the loft room via a staircase from the single bedroom. The loft would make an ideal home office, but also great for additional accommodation. The property benefits from UPVC double glazing throughout, with the exception of two triple-glazed windows; one in the lounge, the other in the double bedroom. The property is served by gas central heating and is finished to a high standard.

Externally, to the front of the property there is driveway parking alongside a lawned area. To the side there is a decked seating area accessible via the kitchen or driveway, which wraps around to the back garden area currently laid with artificial turf, further decking, and a storage shed.

*** A LOCAL RESTRICTIVE COVENANT APPLIES TO THIS PROPERTY ***

The hamlet of Waterston lies on the main road that connects Milford Haven and Neyland. Both towns lie within a 5-10 minute drive and provide all of the necessary amenities, including supermarkets, schools, vets and doctors surgeries. The county town of Haverfordwest is just a little further away, providing even more amenities such as county hospital and retail parks. Waterston lies just a few miles away from the coast, with a selection of scenic walks to the coast and local pubs, therefore benefiting from many nearby beaches and scenery.

DIRECTIONS

From the Milford Haven Office, continue straight down Fulke Street and turn left onto Hamilton Terrace. Follow the road, up Great North Road, turn right onto Coombs Road and follow the B4325 towards Waterston. Once you enter the village of Waterston, as you go over the speed bump head towards the mini roundabout, just before the roundabout turn left into the cul-de-sac and the property is the first on your left.
WhatThreeWords:///televise.supper.winner

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