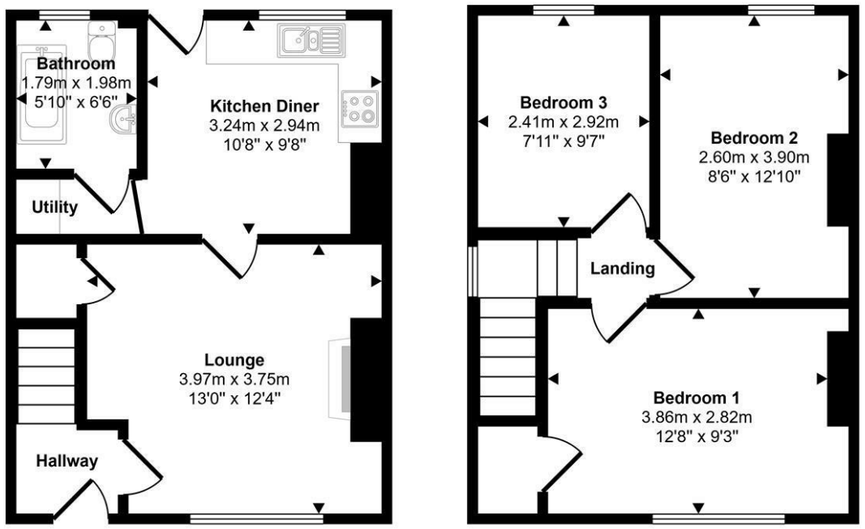
Approx Gross Internal Area
70 sq m / 754 sq ft



Ground Floor
Approx 35 sq m / 374 sq ft

First Floor
Approx 35 sq m / 380 sq ft

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 'B'
HEATING; Gas

ref: SLS / LLE / NOV / 25/OKSLS

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,

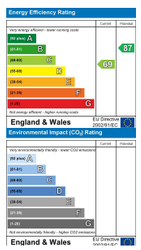
COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

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

01646 698585
www.westwalesproperties.co.uk

114 Waterloo Road, Hakin, Milford Haven, Pembrokeshire, SA73 3PF

- End Terraced House
- Investment Opportunity
- Gardens Front & Rear
- Close To Amenities
- Gas Central Heating
- Three Bedrooms
- Sold With Tenant In Situ
- Edge of Town Location
- Close To Travel Links
- EPC Rating: C



Offers In The Region Of £135,000

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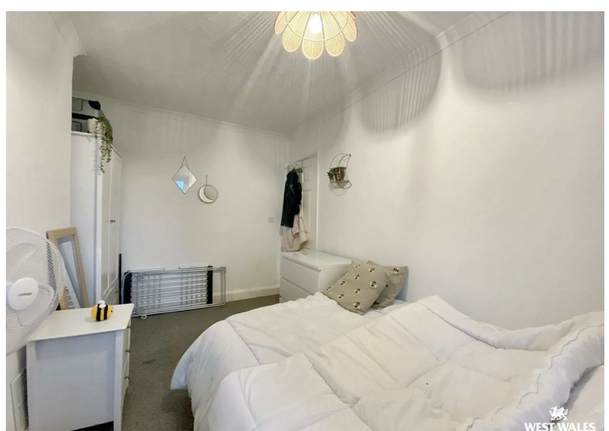
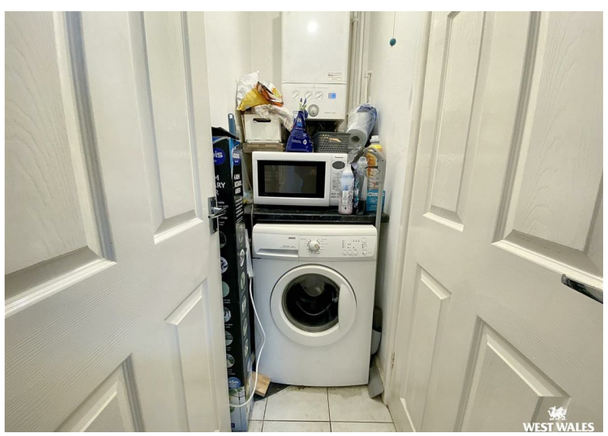
The Agent that goes the Extra Mile





Are you looking to expand your property portfolio? We are pleased to offer 114 Waterloo Road, a three-bedroom end-terrace home being sold with a tenant in situ—providing instant rental income from day one. Situated on the edge of Milford Haven town, this property benefits from excellent access to local amenities, schools, and transport links, making it an attractive and convenient rental option for tenants.

This is a fantastic investment opportunity for any landlord seeking to add a reliable, income-generating property to their portfolio.

The ground floor accommodation comprises; entrance porch, living room with a feature fireplace, kitchen with a utility area, and a downstairs family bathroom. The first floor is home to the three double bedrooms, two of which overlook the garden to the rear. Benefiting from a neutral decor throughout, the property also has UPVC double glazing and gas central heating.

Externally, there is on street parking available in front of the house. A pathway leads up to the front door, alongside a lawned garden area. The rear also offers an enclosed lawned garden, offering ample space for outside seating and al fresco dining.

Milford Haven has the largest port in Wales, and the third largest port in the United Kingdom. It also has a popular Marina with accompanying Restaurant, Wine Bar, and boutique shops. The town itself has a historic late 18th and 19th centuries core based on a grid pattern, located between Hubberston Pill and Castle Pill and extending inland for 500 metres. Milford Haven's 20th century expansion took in several other settlements. Hakin and Hubberston are older, and situated to the west of the main town. The town also benefits from a variety of shops and services.

DIRECTIONS

From our Milford office proceed towards Hakin over the bridge, through the traffic lights and up St Lawrence Hill. When you get to the top of the hill turn sharp left into Waterloo Road where the property can be found on the right denoted by our for sale sign.
What/Three/Words:///liberated.mailings.freely

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