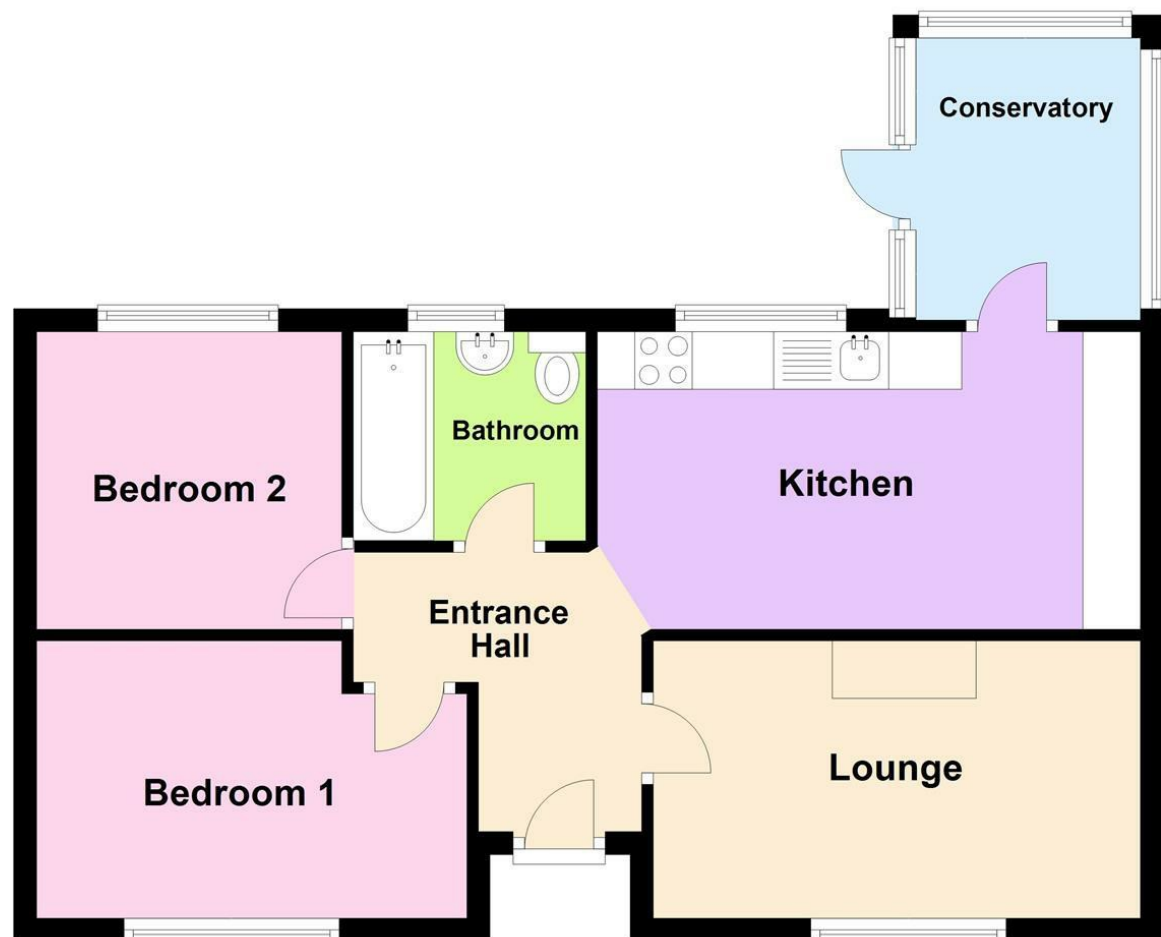


Ground Floor



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.
TAX: D

AGENTS NOTES: We would respectfully ask you to call our office before you view this property internally or externally

ADR/QAJ/04/21/OK
Any plans are included as a service to our customers and are intended as a GUIDE TO LAYOUT only. Dimensions are approximate. DO NOT SCALE.

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.

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

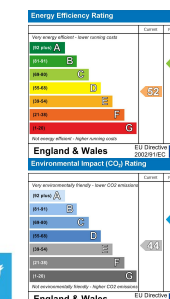


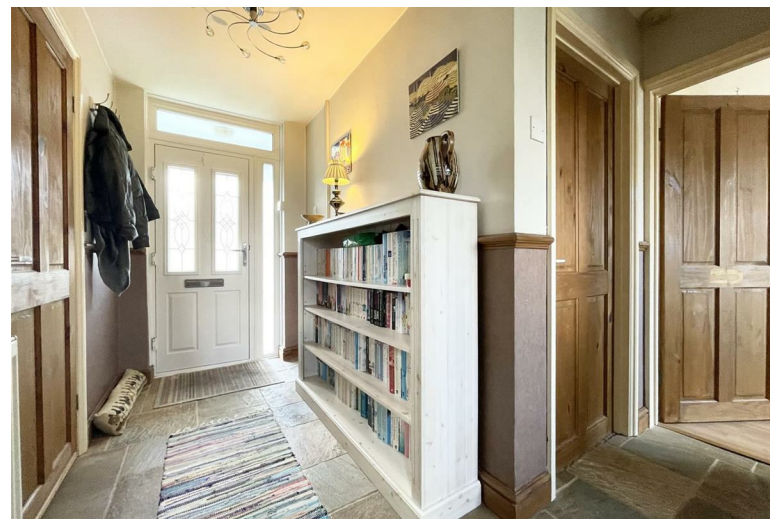
Mayfield, 10 Burgage Green Road, St Ishmaels, Haverfordwest, Pembrokeshire, SA62 2ST

- Detached Bungalow
- Conservatory With Underfloor Heating
- Gardens To Front and Rear
- Ideal Holiday Let
- Off Road Parking and Garage
- Beautifully Presented
- Two Bedrooms
- Rural Village Location
- Oil CH & Double Glazing
- EPC Rating: E

Offers In Excess Of £190,000

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





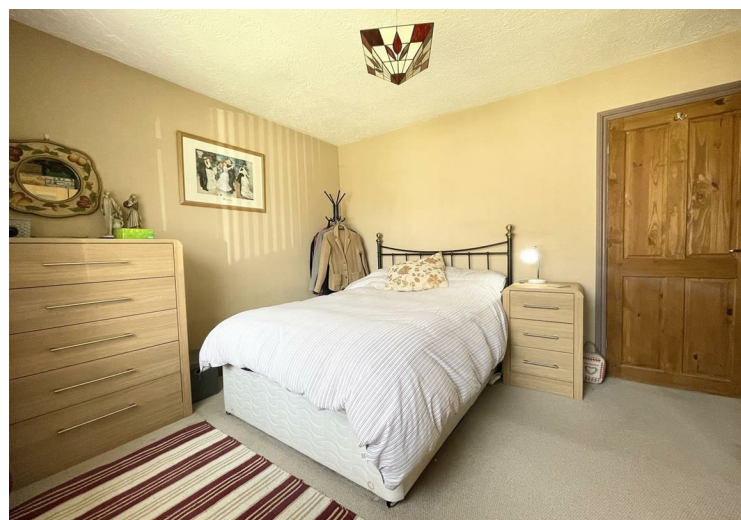
**** VIRTUAL VIEWING VIDEO AVAILABLE****

A beautifully presented detached bungalow, located in the sought after coastal village of St.Ishmaels. The accommodation briefly comprises: Lounge which has wood flooring and a working fire place, Kitchen with a selection of contemporary base units and complimentary work surfaces and tiled flooring, Conservatory which has underfloor heating, Bathroom and Two Bedrooms. The property benefits from double glazing and oil central heating. Viewing is highly recommended.

Externally the property offers a lawned garden to the front with driveway parking, which leads to an attached garage and to the rear there is an enclosed garden, which is mostly laid to lawn with a raised decked seating area to enjoy outside dining. There is a garden shed for storage and convenient side door access to the garage.

Approved planning application applied for in 2016, which is now lapsed for a single storey extension to the rear and north sides of existing building, comprising of new lounge, dining kitchen, utility and gym.

The village of St. Ishmaels is located some 11 miles south west of the County Town of Haverfordwest, and some 6 miles west of Milford Haven. St. Ishmaels is a popular village situated within the Pembrokeshire National Park conservation area with the nearest cove being approx. 0.75-mile distance. St. Ishmaels has a Primary School, Public House, Sports Club, Garden Centre and the Puffin bus service.



Lounge

11'11" x 11'5" (3.64m x 3.48m)

Bedroom 1

11'11" x 10'2" (3.64m x 3.10m)

Conservatory

10'8" x 7'10" (3.27 x 2.41)

Kitchen

14'9" x 6'7" (4.51m x 2.012m)

Bedroom 2

7'9" x 8'5" (2.36m x 2.57m)

Bathroom

6'0" x 5'4" (1.84 x 1.63)

Garage

18'6" x 9'10" (5.65m x 3.02m)



DIRECTIONS

DIRECTIONS: From our office in Milford Haven head down the hill turning right onto Hamilton Terrace and continue down the hill then up through Hakin out of the town. Continue on this road passing Herbrandston for approximately 5 miles. Take the 2nd turning for St Ishmaels. Burgage Green Road can be found on the left hand side as you pass through the village. Our property is halfway along the street denoted by our 'for sale' board.

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