

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.

TAX: Band C

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

JETH/ESL/07/23/OK

FACEBOOK & TWITTER

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<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

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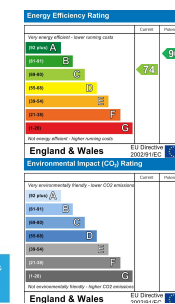


43 Honeyborough Road, Neyland, Milford Haven, Pembrokeshire, SA73 1RF

- Mid-Terrace House
- Parking Space with EV Charging Point
- Open Plan Lounge/Diner
- Close To Amenities
- Gas C/H and Double Glazing
- Three Double Bedrooms
- Garden To Rear
- Modern Shower Room
- Solar Panels
- EPC Rating: C

Offers In Excess Of £175,000

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The Agent that goes the Extra Mile





43 Honeyborough Road is a mid terrace house located conveniently for amenities in Neyland Town. The layout of the property briefly comprises of an Entrance Porch, an open plan Lounge/Diner and a Kitchen/Breakfast Room. On the first floor is a Landing, Three Double Bedrooms and a modern Shower Room with double shower unit. The property benefits from double glazing and gas central heating. Privately owned solar panels provide reduced energy bills. An 18.8 kw battery storage unit is available on separate negotiation to the vendors, providing back up in case of power cuts/blackouts. Further information is available on request to the office.

Externally, there is a parking space to the front of the property, and is served by a EV charging point. To the rear of the property is a patio seating area leading off from the Kitchen/Breakfast Room, with steps leading up to a garden which is laid to lawn,

This is a forward thinking property which would be an excellent First Time Buy or family home. Viewing is highly recommended!

Neyland town centre, with its variety of local shops and pubs and takeaways, is within walking distance, as is the primary school, Neyland Yacht Club, and the Marina with its Bar/Restaurant. Neyland is also served by several bus routes. Haverfordwest, Milford Haven and Pembroke are all within easy driving distance and offer a wider range of amenities, including hospital, train stations, libraries, cinema, theatre, supermarkets, retail parks etc.



DIRECTIONS

From our Milford office proceed towards Steynton. Upon reaching the Horse and Jockey public house turn right. Carry straight on at the first roundabout and at the second roundabout take the exit for Neyland. Continue on to Honeyborough Road, soon after the roundabout, the property will be on your left denoted with our For Sale Board. The property will be on the left. What3Words reference: deflated.alright.formed

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