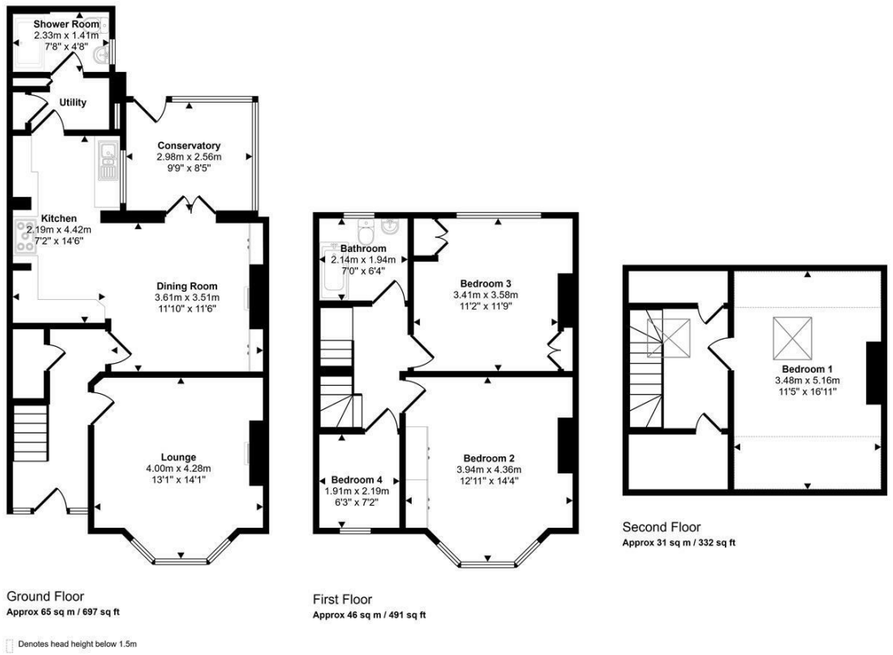
Approx Gross Internal Area
141 sq m / 1521 sq ft



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: Freehold
SERVICES: We have not checked or tested any of the services or appliances at the property.
Property has Mains Drainage, Mains Electric, Mains Water, Mains Gas
HEATING: Gas
TAX: D

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

IRK/ESL/01/26/DRAFT

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
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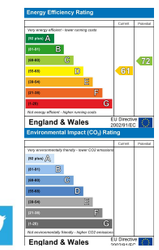
01646 698585
www.westwalesproperties.co.uk

55 Pill Lane, Milford Haven, Pembrokeshire, SA73 2LD

- Semi-Detached Period Townhouse
- Very Well Presented
- Off Road Parking
- Pretty Outlook Over Playing Fields
- Close To Amenities
- Three Bedrooms Plus Loft Room
- Original And Character Features
- Garden To Rear With Air Raid Shelter
- Two Reception Rooms
- EPC Rating: D



£260,000

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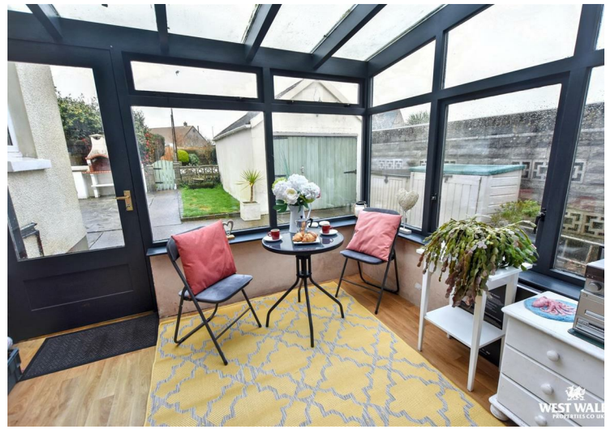
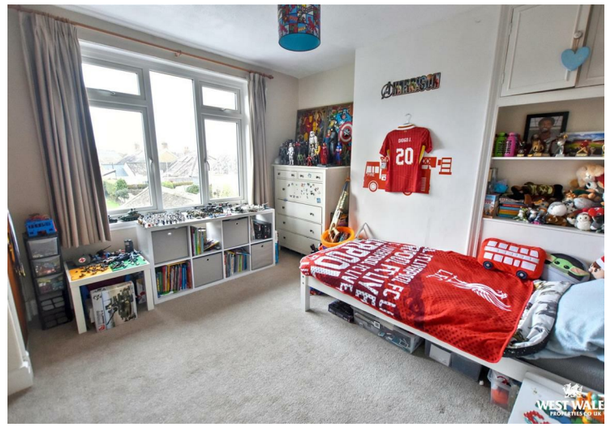
The Agent that goes the Extra Mile





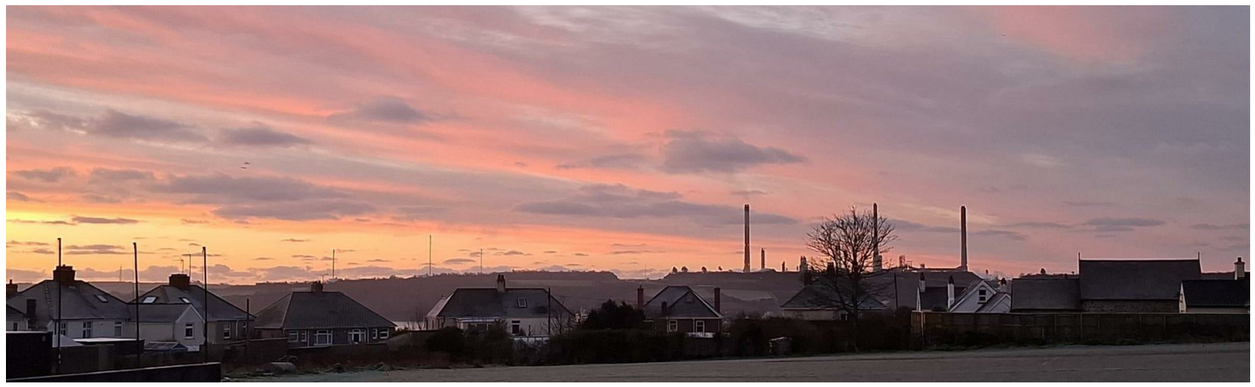
Welcome to 55 Pill Lane. This beautifully presented semi-detached townhouse is located close to amenities in a popular residential street, enjoying a pretty outlook over the playing fields adjacent. With original and unique features, this is an ideal family home with space to grow!

The layout of the property briefly comprises of an entrance hall, living room, open plan kitchen and dining room with French doors leading to a sun room, utility area and a downstairs shower room. The ground floor boasts a beautiful parquet flooring, a modern fitted kitchen and a wood-burning stove in the dining room. On the first floor is an open landing leading to three bedrooms and a family bathroom. Stairs lead up further to a second floor, where there is a storage room and a loft room that has been used as a fourth bedroom. The master bedroom and living room boast stained glass bay windows to the front, with the front door and third bedroom also boasting stained glass windows. The property is served by double glazing and gas central heating.

Externally, there is a patio garden to the front giving immediate curb appeal, and a driveway to the side offering parking for two cars. Side access leads to the rear garden, which is ;laid to lawn with a patio seating area. At the end of the garden is an original air raid shelter dating back to when the property was built in the 1930's.

A gorgeous and interesting family home with motivated sellers - a must see!

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.



DIRECTIONS

On leaving Milford Haven office, turn left onto Priory Street and left again onto Hamilton Terrace. As you turned the left hand bend and start heading up Great North Road, take the turning right onto Pill Lane. Continue on Pill Lane and when the playing field is on your right, the property will be on your left hand side.
What3Words:///resolved.hence.purchaser

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