

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 Electric, Mains Water, Mains Drainage, Mains Gas

HEATING: Gas

TAX: Band D

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

HC/ESL/02/26/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

Harlech House, 5 Main Street, Pembroke, Pembrokeshire, SA71

4JS

EMAIL: pembroke@westwalesproperties.co.uk

TELEPHONE: 01646 680006

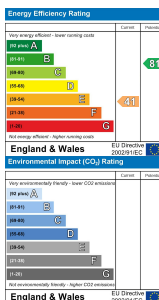


## Bridgend House Monkton Bridge, Pembroke, Pembrokeshire, SA71 4LE

- Detached House
- Views Of Pembroke Castle
- Two Reception Rooms
- Off Road Parking And Garage
- Gas Central Heating
- Three Bedrooms
- No Onward Chain
- Privately Owned Solar Panels
- Next To Pembroke Mill Pond
- EPC Rating: E

Price £170,000

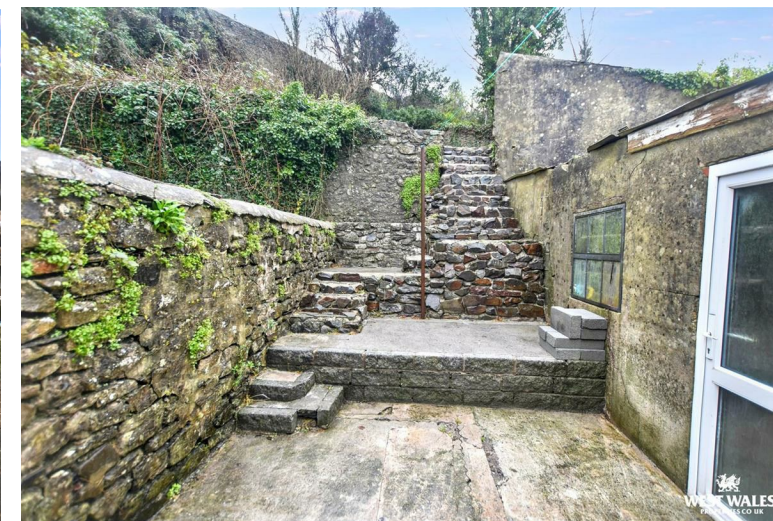
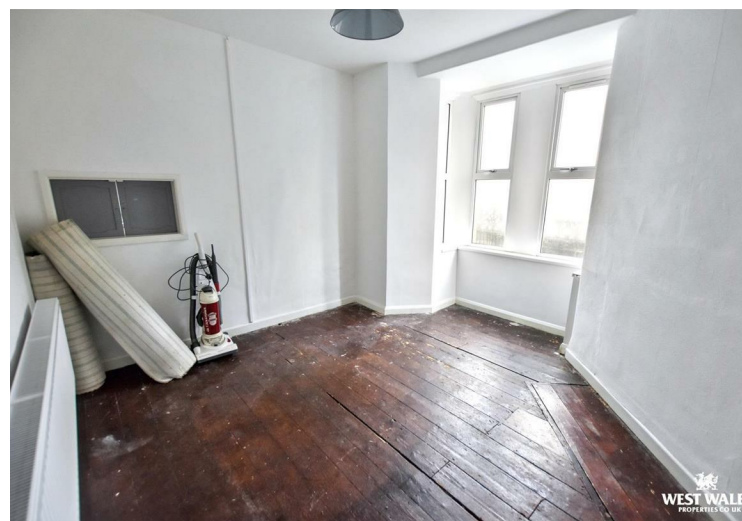
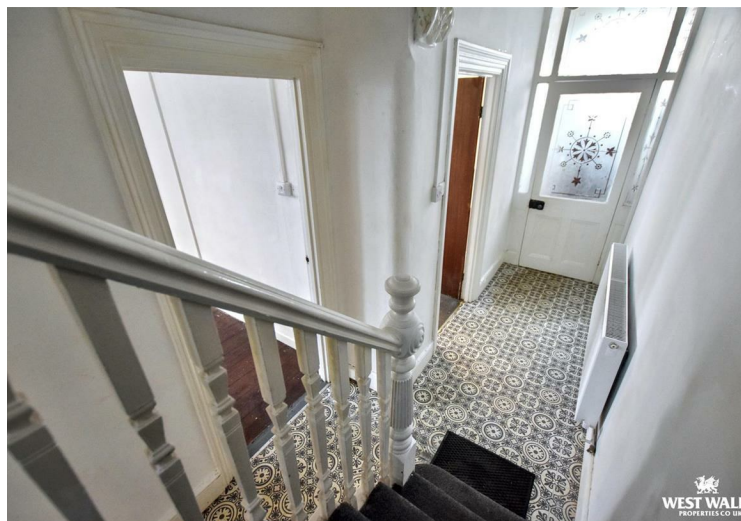
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**The Agent that goes the Extra Mile**





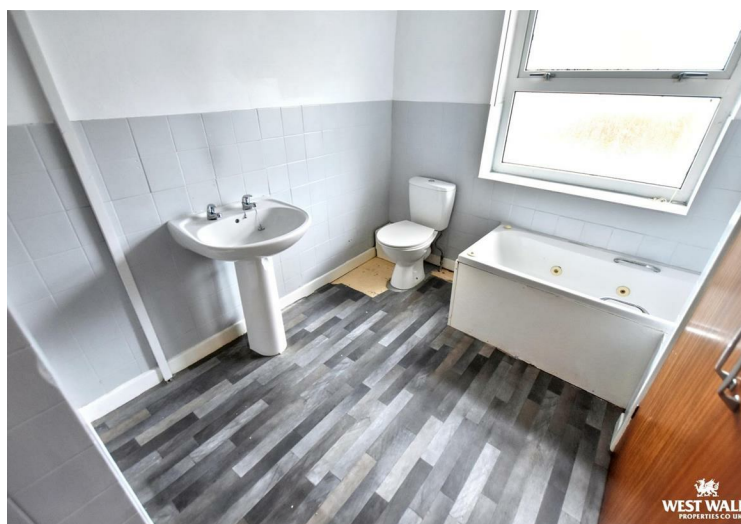
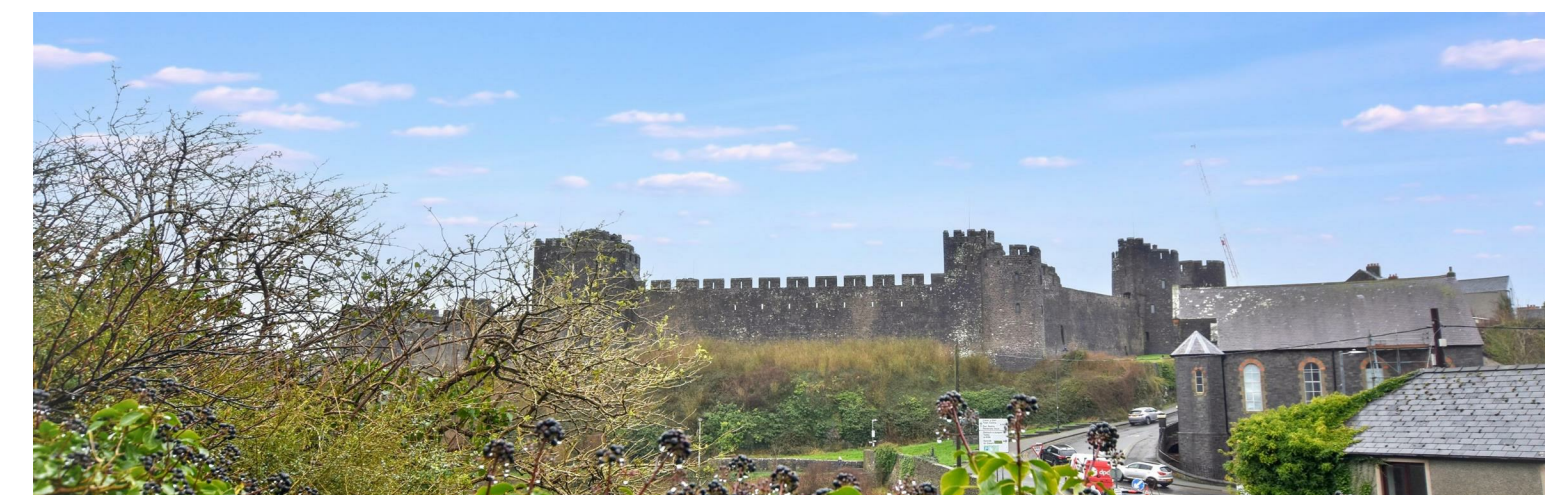
Welcome to Bridgend House. This detached house is located in a prominent position in Pembroke town centre, aside the mill pond and boasting fantastic views of Pembroke castle. The property is offered for sale with the appeal of no onward chain, making it a fantastic first time buy or investment!

The layout of the property briefly comprises of an entrance vestibule leading through to a hallway, with two reception rooms and a kitchen on the ground floor. Steps lead up to a split level landing, with a bedroom and bathroom on the first level, and two further bedrooms on the top level. The property retains many character features, the master bedroom boasts a bay window to the front and wooden flooring with an original slate hearth. The property is served by double glazing and gas central heating, and privately owned solar panels give the huge benefit of reduced energy bills.

Externally, a driveway to the side provides off road parking for two cars and gives access to the detached garage. The rear garden is laid out hardstanding with steps leading up to an elevated garden where beautiful views of Pembroke castle can be enjoyed.

Viewing is highly recommended in order to fully appreciate!

Pembroke Town is located In the South of Pembrokeshire. The Main Street offers an array of independent businesses, including gift shops, cafe's and grocery stores. The town also has amenities including a dental surgery, solicitors, public transport links, convenience stores and both a primary and secondary school. A two-mile drive takes you into Pembroke Dock, where further amenities can be found including many supermarkets, a minor injury clinic and the Irish Ferry terminal to Rosslare. The County town of Haverfordwest is approximately 12 miles away, offering the county hospital, retail parks and council offices.



**DIRECTIONS**  
From the Pembroke office, walk down the hill in the direction of Pembroke Mill Pond, passing the castle on your right. The property will be found on the right hand side after the mill pond. What3Words: ///visit.stored.messy

See our website [www.westwalesproperties.co.uk](http://www.westwalesproperties.co.uk) in our TV channel to view our location videos about the area.