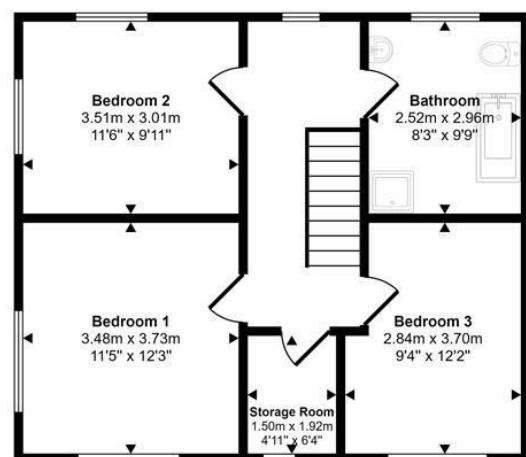


Ground Floor



First Floor

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 ' E '

ref: HC / LLT / 11 / 22/takeonok

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

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

4JS

EMAIL: pembroke@westwalesproperties.co.uk

TELEPHONE: 01646 680006

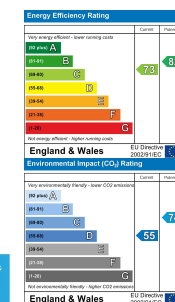


Rose Cottage Ferry Road, Pennar, Pembroke Dock, Pembrokeshire, SA72 6RR

- Detached House
- Modern Kitchen
- Well Presented
- Driveway Parking
- Garden with Outbuildings
- Four Reception Rooms
- Three Double Bedrooms
- Utility with WC
- Estuary Views
- EPC Rating C

Price £265,000

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



Harlech House, 5 Main Street, Pembroke, Pembrokeshire, SA71 4JS

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The Agent that goes the Extra Mile



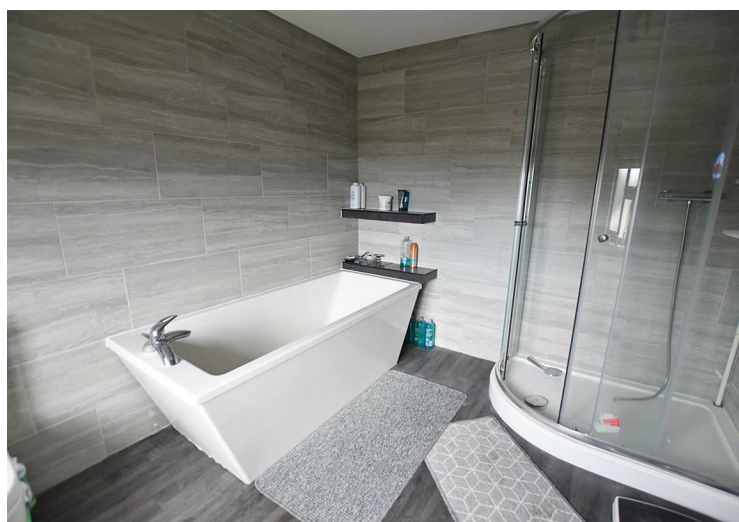
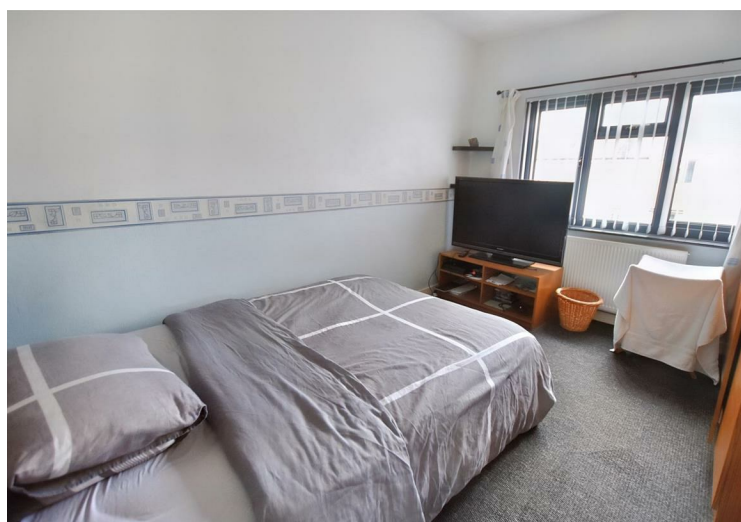


This well presented Detached House is located in Pennar, on the edge of Pembroke Dock Town providing a variety of local amenities including shops, schools and supermarkets all within a short distance. The accommodation comprises; open plan living/dining room with French doors out to the garden, kitchen fitted with a range of new modern units and appliances. utility room and WC. There are two further reception rooms, one currently used as an home office. The first floor boasts three double bedrooms, two with estuary views and a family bathroom fitted with a modern white suite and separate bath and shower. The home benefits from a neutral decor throughout, double glazing and gas central heating.

Externally, the property provides a driveway offering ample off road parking, a block built garage currently used as a workshop, a store with a loose stone area behind, a paved seating area and lawn in the centre. The garden wraps around the side of the property and benefits from estuary views. Viewing is highly recommended to appreciate the size and views this property has.



Pembroke Dock, or the Port of Pembroke, is located on the edge of the Milford Haven waterway, with its historic Royal Dockyard, and is now the site of the Irish Ferries terminal to Rosslare. There is a range of amenities in the locality, including hotels and guesthouses, superstores, retail parks, primary and secondary schools, leisure centre and a golf course. The lovely countryside of the Pembrokeshire Coast National Park is accessible via the coastal path, and there are many beautiful beaches within driving distance.



DIRECTIONS

From our office in Pembroke proceed out of town towards Pembroke Dock. At the top of Bush Hill take the left hand turn onto High Street and follow the road right to the end. turn left towards Pennar and down the hill. Turn left onto Ferry Road immediately after the sharp right hand bend onto Military Road. the property will be found on the right hand side as 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.