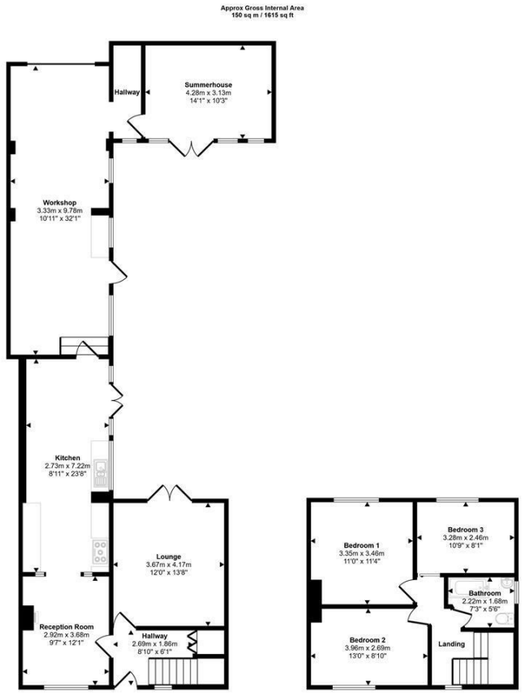


VIEWING: By appointment only via the Agents.
TENURE: Freehold
SERVICES: We have not checked or tested any of the services or appliances at the property.
Property has Mains Electric, Mains Water, Mains Drainage
HEATING: Gas
TAX: Band C

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

HC/ESL/05/26/OK EJL

FACEBOOK & TWITTER
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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

arlech House, 5 Main Street, Pembroke, Pembrokeshire, SA71
JS
MAIL: pembroke@westwalesproperties.co.uk

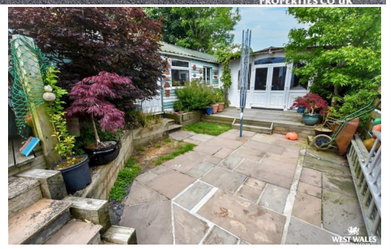
TELEPHONE: 01646 680006

01646 680006
www.westwalesproperties.co.uk



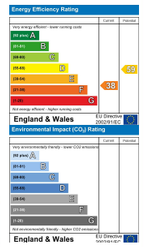






27 Woodfield Grove, Cosheston, Pembroke Dock, Pembrokeshire, SA72 4UE

- No Chain
- Fantastic First Time Buy
- Driveway To Front
- Garden To Rear With Side Access
- EPC Rating: F
- Semi Detached House
- Two Reception Rooms Three Bedrooms
- Fantastic Workshop Space Fantastic First Time Buy
- Summerhouse



Offers In Excess Of £220,000

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

The Agent that goes the Extra Mile

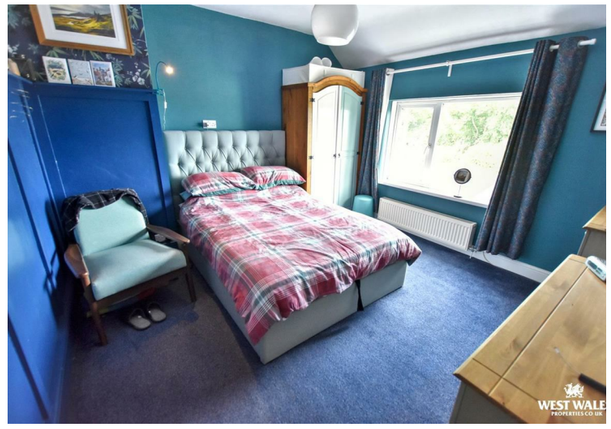


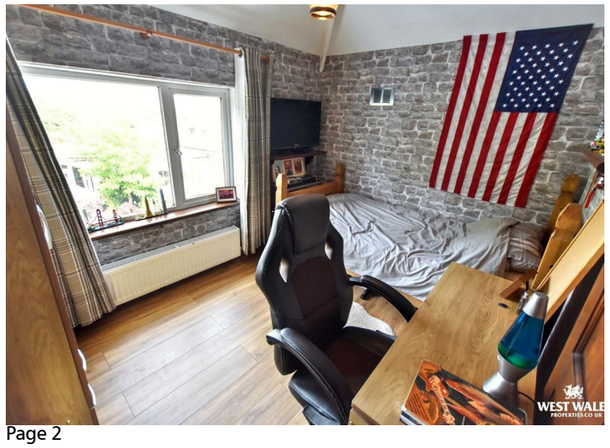


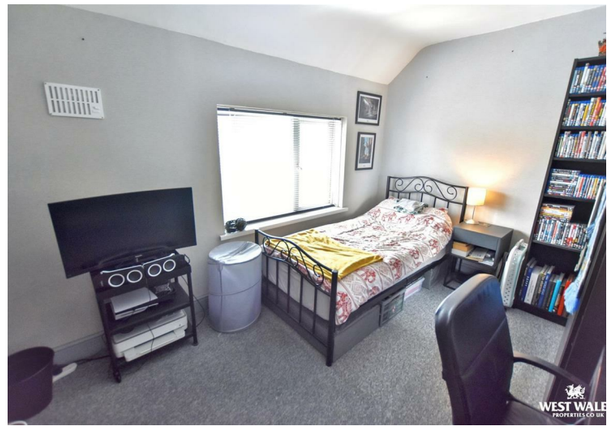
















Situated within the highly sought-after village of Cosheston, this well-presented semi-detached home offers an excellent opportunity for first-time buyers, families, or those seeking a property in a desirable village setting. Enjoying a pleasant outlook over the surrounding countryside to the rear, the property combines practical living space with an abundance of storage and workshop facilities.

The accommodation comprises an entrance hall leading to a comfortable living room and an open-plan dining area, which flows through to the fitted kitchen. Beyond the kitchen is a versatile additional space that could be utilised as a utility area, garden room, or further seating space, with French doors opening onto the rear garden.

The first floor offers three bedrooms and a family bathroom, providing well-balanced accommodation for modern family living.

A particular feature of the property is the exceptional amount of storage and workspace available. An integral workshop extends through to a summerhouse, creating an ideal environment for hobbies, projects, or home working. In addition, there is a useful side storage area with access from the front of the property, providing convenient external access to the rear garden.

Outside, the low-maintenance rear garden has been thoughtfully arranged to maximise enjoyment of the outdoor space. An elevated decked seating area provides an ideal spot to relax and take in the attractive countryside views, while steps lead down to a patio garden with access to the summerhouse. To the front is a driveway providing off road parking for two cars.

Offering versatile accommodation, excellent storage solutions, and a desirable village location, this attractive home is sure to appeal to a wide range of purchasers. Early viewing is recommended.







DIRECTIONS

From our offices in Pembroke Dock proceed into Asda Car Park, turn left into Water Street, turn right at roundabout, proceed along London Road, go straight on at traffic lights and roundabout, proceed for approximately 2 miles, take the left hand turn signposted Cosheston. Upon entering the village turn right at the crossroads, continue for 150 yards, turn left into Woodfield Grove, the property will be found on the right hand side. What3words:///asks.hack.postings

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