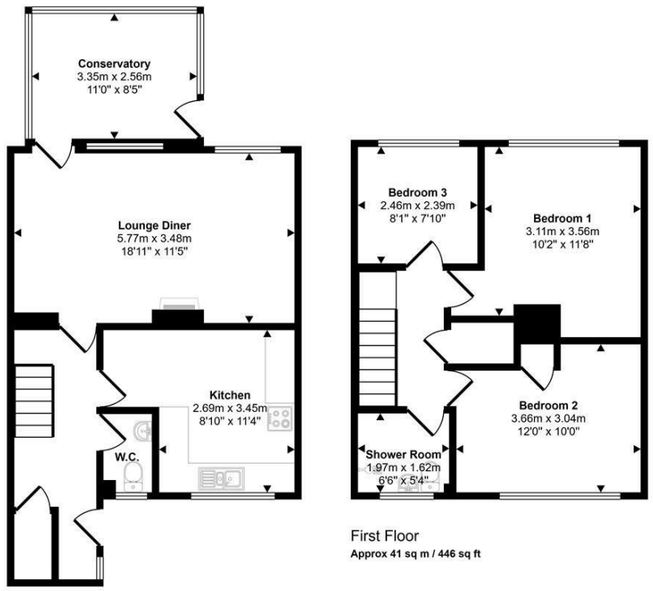
Approx Gross Internal Area
94 sq m / 1011 sq ft



Ground Floor
Approx 52 sq m / 565 sq ft

First Floor
Approx 41 sq m / 446 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 Electric, Mains Water, Mains Drainage, Mains Gas
HEATING: Gas
TAX: Band C

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

JETH/ESL/01/26/JETH

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,

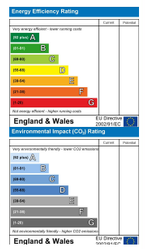
COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

Harlech House, 5 Main Street, Pembroke, Pembrokeshire, SA71 4JS
EMAIL: pembroke@westwalesproperties.co.uk
TELEPHONE: 01646 680006

01646 680006
www.westwalesproperties.co.uk

27 Southdown Close, Pembroke, Pembrokeshire, SA71 5QJ

- Semi Detached House
- Off Road Parking
- Conservatory To Rear
- Downstairs Cloakroom
- Lovely Countryside Views
- Three Bedrooms
- No Onward Chain
- Front And Rear Gardens
- Gas Central Heating
- EPC Rating: TBC



£160,000

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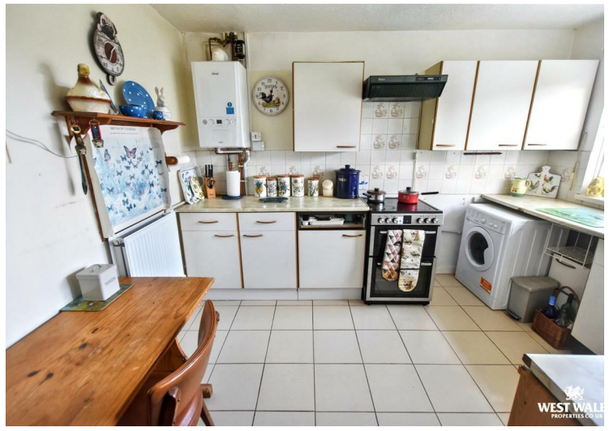
The Agent that goes the Extra Mile



Welcome to 27 Southdown Close. This semi-detached house is located on the periphery of town in a popular residential cul-de-sac, and is the perfect opportunity to get on the property ladder or to add to your investment portfolio! The property is offered for sale with the huge appeal of no onward chain!

The layout of the property briefly comprises of an entrance porch leading through to a hallway with cloakroom, a kitchen/breakfast room and an open plan living room/diner, which opens to a conservatory overlooking the rear garden. On the first floor the landing leads through to three bedrooms and a an accessible shower room. The property benefits from double glazing and gas central heating, and it's elevated position allows for lovely views to the front and rear of the surrounding countryside.

Externally, there is a sloped garden to the front and a driveway providing off road parking for two cars. To the rear is a tiered garden with pedestrian access from the driveway. The rear garden is mostly laid to patio with bedding areas, a feature pond and storage shed.

This is a great first time buy with space to put your own stamp on, viewing is highly recommended!

Pembroke Town is located In the South of Pembrokeshire. The Main Street offers an array of independent businesses, including gift shops, cafes and grocery stores. The town also has amenities including banks/building societies, doctors and 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 our office on Pembroke proceed along the main street and take a right turn down Well Hill at Eastgate roundabout. At the bottom of the hill take the left hand turn just before Grove school and follow the road up the hill. Turn right into Grove Way and the take the next right into Lowless Close then take a left and follow the road all the way around, you will find the property on the left hand side.
What3Words:///clattered.parrot.cushy

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