Approx Gross Internal Area
128 sq m / 1380 sq ft



Ground Floor
Approx 78 sq m / 839 sq ft

First Floor
Approx 50 sq m / 541 sq ft

Denotes head height below 1.5m

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
HEATING: Oil
TAX: Band C

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

IRK/ESL/02/26/OK EJL

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

12 Victoria Place, Haverfordwest, Pembrokeshire, SA61 2LP
EMAIL: haverfordwest@westwalesproperties.co.uk
TELEPHONE: 01437 762626

01437 762626
www.westwalesproperties.co.uk



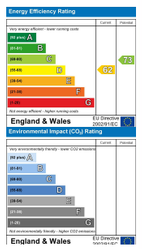






Gelli Onnen Station Road, Letterston, Haverfordwest, Pembrokeshire, SA62 5RZ

- Semi-Detached House
- Downstairs Bedroom And Bathroom
- Front And Rear Gardens
- Village Location
- No Onward Chain
- Three Bedrooms
- Sun Room To Rear
- Gated Driveway
- Countryside Outlook To Rear
- EPC Rating: D



Offers In Excess Of £250,000

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The Agent that goes the Extra Mile



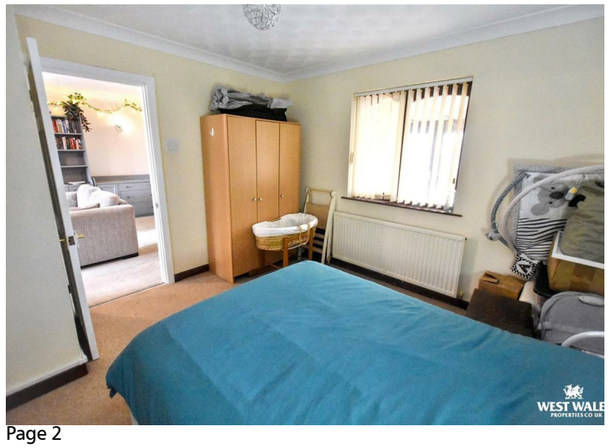




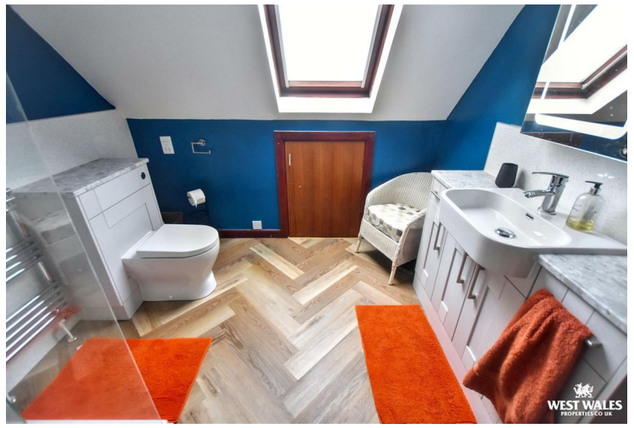














A fantastic opportunity to purchase a semi-detached dormer bungalow located in the sought after area of Letterston, approximately 10 miles out of Haverfordwest town and 6 miles from Fishguard. The property is offered for sale with the appeal of no onward chain, making it a fantastic prospect for your new home!

The layout of the property briefly comprises of an entrance porch, hallway, an open plan lounge/diner with a feature wood burning stove, a downstairs double bedroom and bathroom,, kitchen and a conservatory on the ground floor. On the first floor, there are two double bedrooms and a family shower room. The property also benefits from oil central heating and double glazing.

Externally, the property benefits from a gated driveway to the front providing off-road parking, with a lawned area. There is a covered area beside the front door, leading through to a handy utility/workshop, which offers a through passage to the rear garden. The rear garden is laid to lawn with a patio seating area. A countryside outlook to the rear makes for a lovely place to enjoy a sunny afternoon. The property is located away from the main road, down a private lane, benefiting from no passing traffic.

Viewing is highly recommended!

The village of Letterston is conveniently located within easy driving distance of the North Pembrokeshire Coastline and the town of Fishguard, with all its amenities and facilities, together with the ferry terminal to Ireland. The Preseli Hills, popular with walkers, are also within easy reach, as is the County Town of Haverfordwest, with its mainline train station, hospital, library, leisure centre and swimming pool, supermarkets, retail parks, secondary schools, further education college etc. and access to the A40.







DIRECTIONS

From the Haverfordwest office, take the A40 out of town in the direction of Fishguard and follow the road for approximately 10 miles, until you reach the village of Letterston. As you pass Something's Cooking, turn right onto Station Road. You will see the sign for Gelli Onnen on the left hand side, just after the turning for Longstone court. Set in a private road, he property can be found in the far corner of the cul de sac.
WHAT3Words: devalued.humid.moats

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