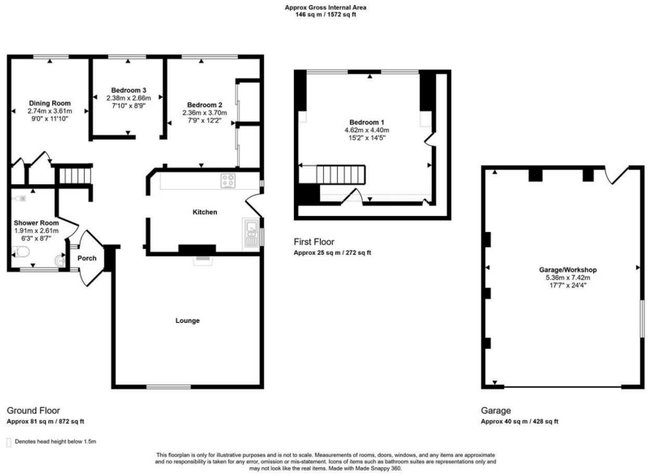


VIEWING: By appointment only via the Agents.
TENURE: We are advised freehold
SERVICES: We have not checked or tested any of the services or appliances at the property. Property has mains water, mains electric, ,mains drainage, mains gas
TAX: C

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

JETH/ESL/12/25/DRAFT

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,

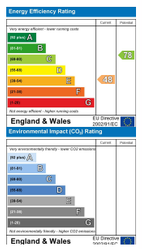
COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

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

01437 762626
www.westwalesproperties.co.uk

4 Brickhurst Park, Johnston, Haverfordwest, Pembrokeshire, SA62 3PA

- Semi Detached Dormer Bungalow
- Accessible Wet Room
- Close To Haverfordwest
- Parking To Front And Rear
- Low Maintenance External Areas
- Three Bedrooms
- Popular Village Location
- No Onward Chain
- Detached Double Garage
- EPC Rating: E



Offers In The Region Of £195,000

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The Agent that goes the Extra Mile

Welcome to 4 Brickhurst Park. This lovely semi detached dormer bungalow is located in the village of Johnston, just a few miles out of Pembrokeshire's county town, making it a fantastic option for anyone who is looking for an easy commute! This property is being sold with the appeal of no onward chain, and would suit as a comfortable family home or a home to enjoy retirement.

The layout of the property briefly comprises of an entrance porch, leading through to a welcoming hallway which is lined with handy shelving. a living room, dining room/third bedroom, kitchen, two bedrooms and an accessible wet room on the ground floor. Stairs lead up to a converted loft room, lending itself well to being a bedroom or handy storage/office/hobby space. The property is served by gas central heating and double glazing, making it comfortable and easy to maintain.

Externally, a driveway to the front provides off road parking and a lawned garden area separated by a low level boundary wall. There is pedestrian access to the rear garden down the side of the property, and there is vehicular access down a back lane too! The rear garden is laid to patio, with a further parking area and a detached double garage offering even more parking or work space.

To the rear of the property, views of the surrounding countryside can be enjoyed. Viewing is highly recommended!

The village of Johnston is located some 3 miles south of the County Town of Haverfordwest, on the way to Milford Haven, Neyland Marina and the Cleddau Bridge, which gives access to Pembroke and South Pembrokeshire. The stunning Pembrokeshire coastline is within easy reach, with beautiful sandy beaches at Marloes Sands, Broad Haven, Freshwater East and a host of others. Haverfordwest has a wide range of amenities including Main Line Train Station, Hospital, Leisure Centre and Swimming Pool, Cinemas, Primary and Secondary Schools, Sixth Form College, Supermarkets, Retail Parks etc.

DIRECTIONS

From the Haverfordwest office proceed out of town on the A4076 in the direction of Johnston. Enter the village and turn right onto Brickhurst Park, where the property will be found on the right hand side. What3Words:///judges.geek.crib

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