

This floor plan has been designed as a visual aid to identify room names and positioning within the building. Some doors, windows or fittings may be incorrectly sized or positioned as these are included for identification purposes only. This is not a working drawing and is not to scale.
Plan produced using PlanUp.

View: By appointment with the Agents.
Services: We have not checked or tested any of the Services or Appliances.
Tenure: We are advised: Freehold
Tax: Band: B

AGENTS NOTE: We have not seen or been provided with any planning consents or building regulations should they be necessary.
We would respectfully ask you to call our office before you view this property internally or externally.

ADR/QAJ/04/21/OKQAJ27.04.21

Any plans are included as a service to our customers and are intended as a GUIDE TO LAYOUT only. Dimensions are approximate.

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

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

TELEPHONE: 01437 762626

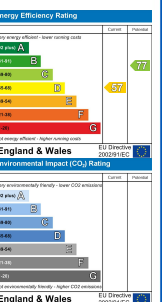


32 Sandyke Road, Broad Haven, Pembrokeshire, SA62 3JL

- Mid Terrace House
- Three Bedrooms
- Utility/WC/Shower Room
- Study
- Low Maintenance Garden
- Popular Coastal Village
- Minutes Walk to the Beach
- Solid Multi Fuel Heating & Double Glazing
- Local Restrictive Covenant
- EPC Rating: D

Offers In Excess Of £180,000

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





**** VIRTUAL VIEWING VIDEO AVAILABLE****
This Mid Terrace House is located in the beautiful popular coastal village of Broad Haven, within walking distance to the beach. Benefiting from a low maintenance garden to rear, Partial Double Glazing and has a solid multi fuel central heating which heats the water and the radiators. The accommodation briefly comprises: Hallway, Lounge, Kitchen/Diner, Office Room, Utility, Shower Room/WC on the Ground Floor. On the first floor, there are Two Double Bedrooms, Single Bedroom which has the stair case leading to the loft room above and Family Bathroom. There are stairs leading to a Loft Room on the second floor.

Externally, the property offers a low maintenance garden to the rear, with a patio seating area to enjoy outside dining and a lawned garden to the front.

Please note that this property has a local restrictive covenant in place.

The village of Broad Haven is set within the beautiful Pembrokeshire Coast National Park, a designated area of outstanding natural beauty. The long sandy beach is particularly popular with 'bucket and spade' and boating enthusiasts, whilst walkers and bird-watchers appreciate the coastal path, which gives access to some spectacular scenery. The village has local facilities such as a post office, shops, pubs and restaurants.

The county town of Haverfordwest lies 6 miles to the east, and provides a wide range of amenities, including mainline train station, hospital, supermarkets, new leisure centre and swimming pool, cinema, sixth form college, retail parks, shops etc.

Kitchen

23'4" x 13'8" (7.13 x 4.18)

Utility

8'9" x 4'11" (2.68 x 1.52)

Shower Room/WC

4'11" x 3'8" (1.52 x 1.14)

Study/Office

12'6" x 9'0" (3.82 x 2.76)

Lounge

15'4" x 10'11" (4.69 x 3.35)

Bathroom

5'5" x 8'1" (1.67 x 2.48)

Bedroom One

11'6" x 11'10" (3.51 x 3.63)

Bedroom Two

11'10" x 8'11" (3.63 x 2.73)

Bedroom Three

8'11" x 9'7" (2.73 x 2.94)

Loft Room

9'9" x 19'7" (2.98 x 5.97)



DIRECTIONS

DIRECTIONS: From our Haverfordwest office, continue up the High Street and follow the one way system round to the right into Albert Street. Continue straight ahead towards Broad Haven and continue along Portfield, then keep right on the Haven Road and continue until you reach the village of Broad Haven. Take the third left turn into Sandyke Road, follow and take the first right, where the rear of the property will be on your right.

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