



TELEPHONE: 01834 845584



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
101 kWh / A	A		
101-155 kWh / B	B		75
156-214 kWh / C	C		
215-273 kWh / D	D		
274-332 kWh / E	E		50
333-391 kWh / F	F		
392-450 kWh / G	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	
Environmental impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
101 g/kWh / A	A		
101-155 g/kWh / B	B		
156-214 g/kWh / C	C		
215-273 g/kWh / D	D		
274-332 g/kWh / E	E		
333-391 g/kWh / F	F		
392-450 g/kWh / G	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	



The Agent that goes the Extra Mile



Walsall House is a beautifully presented four-bedroom semi-detached family home, situated in the picturesque village of Llandissilio, Pembrokeshire. The gorgeous period property offers both charm and practicality, with the perfect blend of traditional features and modern comforts, making it ideal for growing families or those seeking a home in a well-connected rural setting.

Upon entering, you're welcomed by a characterful entrance porch and hallway, which features original herringbone quarry tile flooring. The hallway leads through into the living room with attractive parquet flooring and a log burning stove. The kitchen/diner is equally as impressive, offering plenty of room for family meals or entertaining, while the adjoining utility room adds convenience to everyday living. Also on the ground floor is a single bedroom, perfect for guests, a home office, or as a playroom.

Upstairs, the home continues to impress with three double bedrooms with ornamental fireplaces and a stylish family bathroom, which includes a freestanding bath and separate shower.

Outside, Walsall House benefits from an enclosed rear garden with a mix of patio and lawn, perfect for children, pets, or summer barbecues. A stone-built shed offers additional storage, a WC and there is off-road parking for multiple vehicles to the side of the property.

The house is located on the A478, offering excellent transport links to nearby towns such as Narberth and easy access to the coast and countryside. Public transport options are within walking distance, and Clynderwen railway station is just a short drive away.

This freehold property falls under council tax band E and is offered with no onward chain, making it a straightforward move-in opportunity.

Whether you're looking for a village lifestyle or a family-friendly layout in a convenient location, Walsall House offers the perfect blend of space, style, and setting. Early viewing is highly recommended to fully appreciate all it has to offer.



DIRECTIONS

Directions: From the town of Narberth go onto the A40 and head towards Clynderwen on the A478. Continue through the village of Clynderwen and enter the village of Llandissilio. Pass the Post office and the Church on the right hand side and continue along until reaching the property on the left hand side denoted by our For Sale board. WhatThreeWords: cabs.presides.quicksand

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