



## Offers In The Region Of £259,999



RK Lucas & Son are delighted to bring to the market this delightful three-bedroom bungalow located in Shakespeare Close. The property offers a perfect blend of space, comfort, and stunning views.

Upon entering, you are welcomed by two well-proportioned reception rooms, ideal for both relaxation and entertaining. The spacious living area enjoys an abundance of natural light, while the second reception room offers flexibility as a dining room, home office, or additional lounge space. The well-equipped kitchen is designed for practicality and functionality, catering to all your culinary needs.

Each of the three bedrooms is generously sized, offering comfortable living arrangements for families, downsizers, or those seeking a peaceful retreat. The property's elevated position provides stunning, far-reaching views, adding to its charm and appeal.

Externally, the bungalow sits on a good-sized plot, offering a beautifully maintained garden perfect for outdoor enjoyment. The dual driveway provides ample off-road parking, ensuring convenience for multiple vehicles.



**RK & son**  
**Lucas**  
PEMBROKESHIRE'S PROPERTY  
PROFESSIONALS

Covering the whole of Pembrokeshire from  
offices in Haverfordwest and Milford Haven.

[www.rklucas.co.uk](http://www.rklucas.co.uk)

01437 762538 01646 695713





#### Entrance Hallway

Fitted carpet, double glazed uPVC window to the front, uPVC door with glass panel insert.

#### Sitting room

Timber flooring, double glazed uPVC sliding door to outside

#### Kitchen

Matching base and wall units, integrated appliances, 1.5 stainless steel sink, double glazed uPVC window to the rear, vinyl flooring

#### Living room / dining room

Fitted carpet, double glazed uPVC sliding doors to outside

#### Bedroom 1

Fitted carpet, double glazed uPVC window to the front

#### Bedroom 2

Fitted carpet, double glazed uPVC window to the front

#### En-suite

Walk in shower, vinyl flooring, low flush toilet, hand basin, frosted double glazed uPVC window to the rear

#### Bedroom 3

Fitted carpet, double glazed uPVC window to the side

#### Bathroom

Fitted carpet, bath with overhead shower, low flush toilet, hand basin, frosted double glazed uPVC window to the side

#### Outside

The property benefits from a dual driveway,

providing ample off-road parking, with a section of grass to one side and a convenient carport. To the rear, the well-maintained garden features established shrubbery borders, a raised patio area perfect for outdoor dining, and stunning open views, creating a peaceful and private setting.

#### Additional Information

Tenure: Freehold

Services: All mains services connected  
Local Authority: Pembrokeshire County Council  
Council Tax: Band E

Mobile Phone Reception: Likely/Limited depending on provider

Broadband: Superfast available

Buyers should make their own enquiries.



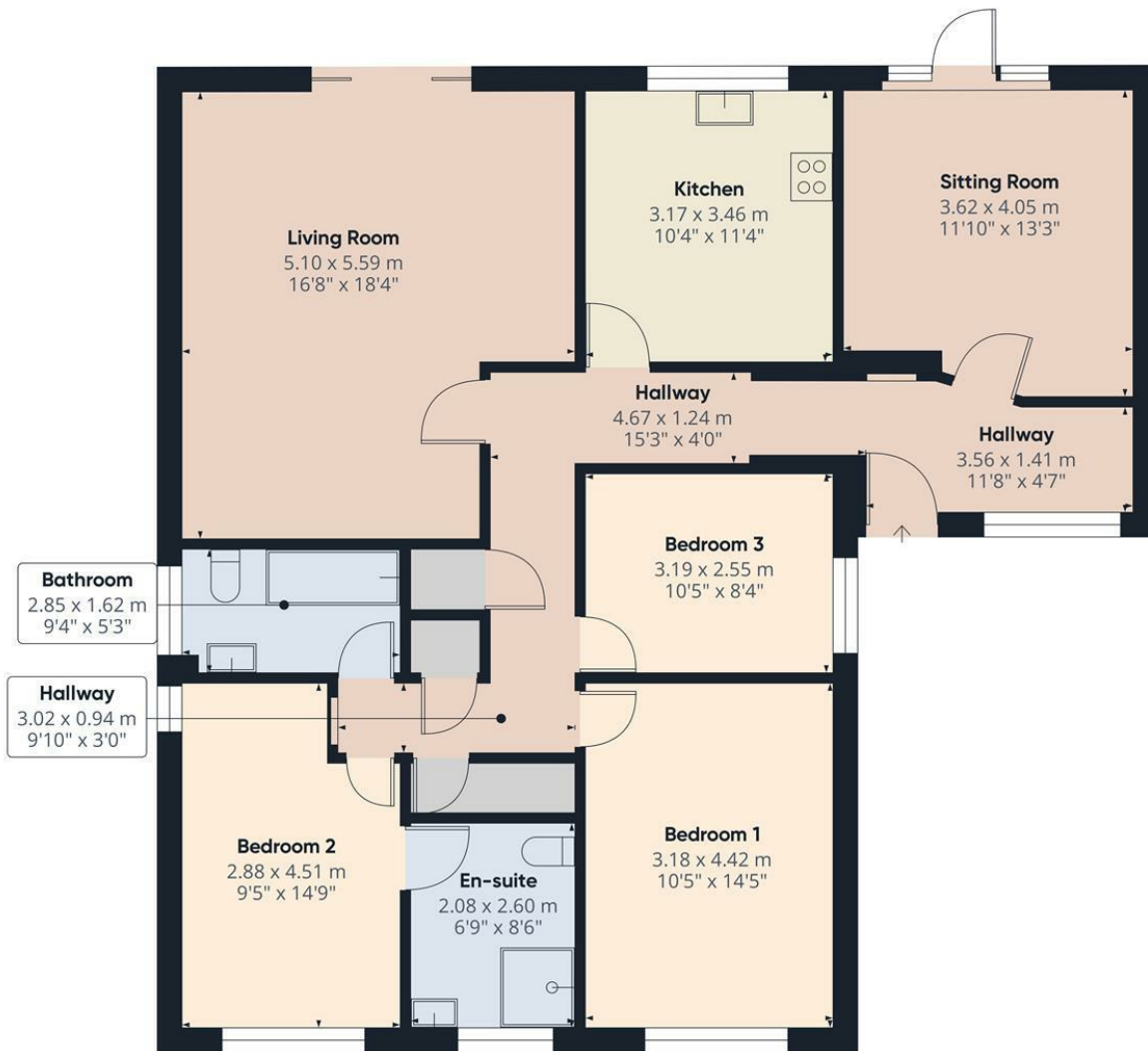




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Approximate total area<sup>(1)</sup>  
114.79 m<sup>2</sup>  
1235.59 ft<sup>2</sup>

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

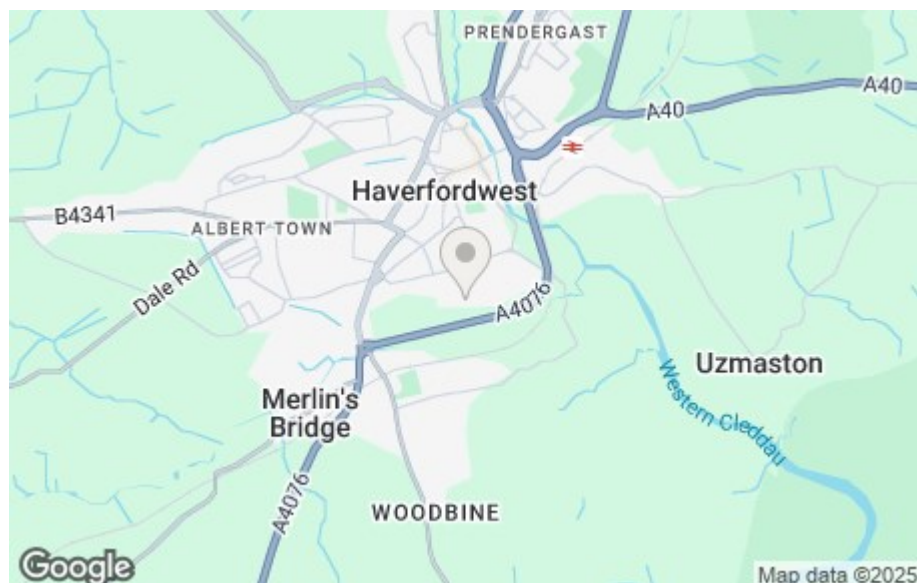
Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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From our Haverfordwest office proceed along on Victoria Place and turn left into Quay Street and continue up Union Hill and onto Winch Lane. Take the first left and then your first right onto Shelley Road, follow this road and take your first right onto Shakespeare Close and N6 can be found further along on your left-hand side.

### Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	73	83
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	



These particulars are supplied subject to the property being unsold/let/unlet and on the express conditions that negotiations for purchase or otherwise are made through and deposit paid to R K Lucas & Son. The description is believed to be accurate, but it is issued as a guide only, thereafter the agents do not hold themselves responsible for any errors in description as the property will be sold/let according to the contract issued by the Vendor's/Lessor's Solicitors.