R.K. LUCAS & SON
ESTABLISHED 1789

Pembrokeshire's Property Professionals

The Tithe Exchange
9 Victoria Place
Haverfordwest
SA61 2JX

01437 762538

Alexandra House
69 Charles Street
Milford Haven
SA73 2HA

01646 695713

www.rklucas.co.uk info@rklucas.co.uk

Chartered Surveyors | Valuers | Auctioneers | Estate Agents | Energy Assessors

£525

5, Kiln Road

Haverfordwest SA61 2JN

We are delighted to offer this lovely 1 bedroom property for rental which is conveniently situated close to the town centre of Haverfordwest and the many local amenities. This property is a pleasing terraced old fishermans cottage which has recently undergone extensive modernisation yet the property still maintains its character through the beam ceilings and the thick stone walls.

- Undergone extensive modernisation
- Character features
- Good Location

Zoopla.co.uk RICS
NHER Accreditation Scheme Registered Member
rightmove.co.uk The UK's number one property website

Entrance Hall
uPVC double glazed entrance door, dark and broken slate effect flooring. Stairs to the first floor.

Living Room 14'11" x 12'0" (4.56m x 3.68m)
4.56 x 3.68 Central gas fireplace in front of the back boiler with hardwood timber mantel and surround. Flush fitted carpet, radiator, telephone point, beam ceiling.

Kitchen
Array of base and wall units with one and a half bowl single drainer stainless steel sink unit, new oven. Plumbing for washing machine etc. Dark and broken slate effect floor. Tiled splash backs and radiator.

Enclosed Rear yard 9'5" x 6'5" (2.88m x 1.98m)
To the rear of the property is an enclosed rear yard area featuring a new polycarbonate roof and Upvc double glazed window to rear. Further storage is provided including understairs storage.

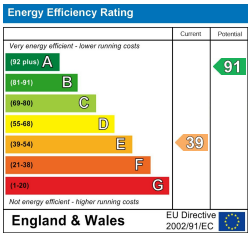
Bathroom
White bathroom suite containing panel bath with Redring electric shower above. Pedestal handbasin and low flush wc. Radiator. Dark and broken slate effect floor. Part tiled walls.

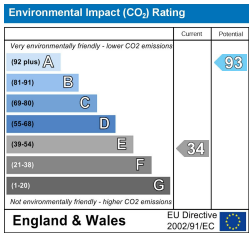
First floor landing area

Bedroom 15'7" max x 14'11" (4.77m max x 4.56m)
The double room is featured to the first floor of the property and contains a double sealed timber velux window, cupboard storage, radiator, fitted carpet. Telephone point.

This bedroom was previously split to provide a second bedroom which could be easily converted back.

Additional Information
Tenure: Freehold
Tax band: B
Service : All services connected
Local Authority : Pembrokeshire County Council





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.