

Offers In The Region Of £139,950



RK Lucas & Son are delighted to bring to the market this three-story detached house in Pill Lane, the property offers an excellent opportunity for investors or first-time buyers! With two spacious bedrooms, two additional loft rooms, a driveway, garage, and garden, this property is brimming with potential.

Milford Haven boasts a wide range of amenities, including local shops, supermarkets, schools, healthcare facilities, and a variety of cafes, restaurants, and pubs. At the heart of the town is the bustling Milford Marina, which has become a focal point for leisure activities, offering scenic waterfront views, boutique shops, and a range of dining options.



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

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

www.rklucas.co.uk

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Porch

Entrance door and door to

Hall 16'2" x 5'3" (4.94m x 1.62m)

Large hall with stairs to first floor, laminate flooring, door to kitchen and to

Living Room 25'5" x 8'10" (7.76m x 2.7m)

Large dual aspect room with bay window to front and French doors to rear, fireplace, laminate flooring.

Kitchen 23'1" x 8'2" (7.06m x 2.51m)

Large range of fitted wall and base units, gas cooker and hob, sink and drainer, laminated floor, 3 windows, door to

Porch/Utility 9'0" x 7'5" (2.76m x 2.28m)

WC, utility space, windows, door to garden, in need of repair

Landing

Stairs to 2nd floor, carpeted flooring,

Bathroom 6'3" x 5'8" (1.93m x 1.74m)

Window to rear, white suite with bath with shower over, wc and pedestal wash hand basin, tiled walls.

Bedroom 1 13'9" x 8'11" (4.20m x 2.72m)

Bay window to front, carpeted floor, fitted cupboard,

Bedroom 2 11'5" x 8'1" (3.48m x 2.48m)

Window to rear, fitted cupboards, carpeted flooring.

Loft Room 16'8" x 8'6" (5.10 x 2.61)

Velux window to rear, carpet floor, cupboard,

Loft Room 12'7" x 7'1" (3.85m x 2.16)

Velux window to rear, carpeted flooring.

Outside

Very large enclosed garden to rear, mainly laid to lawn with matured hedging and a concrete patio area.

Garage & Driveway

Detached garage - roof may contain asbestos. Driveway.

Additional Information

Tenure: Freehold

Services: All mains connected

Council Tax: Band C

Local Authority: Pembrokeshire County Council

Mobile Coverage: Varied depending on provider

Broadband Speed: Ultrafast available

BUYERS SHOULD MAKE THEIR OWN ENQUIRIES WITH OFCOM REGARDING MOBILE & BROADBAND COVERAGE

Viewing: By appointment with R K Lucas & Son





See even more photos on our website
www.rklucas.co.uk

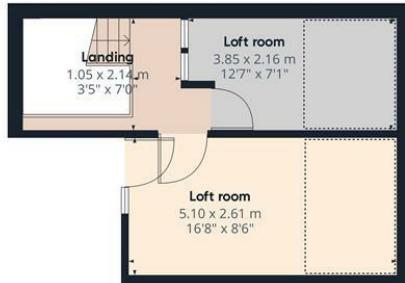




Floor 0 Building 1



Floor 1 Building 1



Floor 2 Building 1



Floor 0 Building 2

Approximate total area⁽¹⁾127.03 m²1367.29 ft²

Reduced headroom

7.88 m²84.82 ft²

(1) Excluding balconies and terraces

Reduced headroom
(below 1.5m/4.92ft)

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

GIRAFFE360

On approach to Milford Haven take the Steynton Road which becomes Great North Road. After passing Lidl supermarket on your left proceed, taking the third left into Pill Lane. No 19 can be found a little further along on the left hand side.

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		78
(81-91) B		
(69-80) C		
(55-68) D	48	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

