

Glasfryn, North Street, Haverfordwest SA61



Offers In The Region Of £136,000



R K Lucas & Son are delighted to bring to the market Glasfryn; a terraced house located in a convenient area of Haverfordwest within walking distance of the town centre and local amenities.

The property briefly comprises a living room, kitchen/dining room, 3 bedrooms, and family bathroom, with an enclosed garden to the rear.

Early viewing is recommended for this ideal investment property.

PLEASE NOTE: This property is to be sold with tenants in situ.



**R K & son
Lucas**
PEMBROKESHIRE'S PROPERTY
PROFESSIONALS

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

www.rklucas.co.uk

01437 762538 01646 695713





Entrance Vestibule

uPVC front door, frosted glass panelled timber door leading to...

Living Room

3.70m x 5.10m (12'2" x 16'9")

Double glazed uPVC window to front, radiator, stairs, laminate floor

Kitchen

3.80m x 5.10m (12'6" x 16'9")

Feature fireplace, radiator, double glazed uPVC window to rear, glass panelled timber door to courtyard, laminate floor

Bedroom 1

3.80m x 3.30m (12'6" x 10'10")

Glass panelled timber door to rear leading to raised garden, radiator, laminate flooring

Bedroom 2

3.70m x 3.00m (12'2" x 9'10")

Double glazed uPVC window to front, radiator, fitted carpet

Bedroom 3

2.70m x 1.70m (8'10" x 5'7")

Double glazed uPVC window to front, radiator, fitted carpet

Bathroom

Frosted double glazed uPVC window to rear, heated towel rail, pedestal hand basin, close coupled lavatory, bath with mixer tap and shower head, electric shower, timber flooring

Outside

Accessed from the first floor is a courtyard leading to a raised enclosed lawned area accessed.

General Notes

Tenure: Freehold with tenant in situ

Services: All mains services connected

Local Authority: Pembrokeshire County Council

Council Tax: Band B

Viewing: By appointment with R K Lucas & Son

Broadband: Super fast broadband available

Mobile coverage: Available from a range of providers

For an indication of speeds and supply of coverage we recommend visiting Ofcom checker.

Income and rental information

The property is currently let under an occupational contract in line with the Renting Homes (Wales) Act 2016. The current rental income is £620 pcm equating to £7,440 per annum.



