

Johnston



£1,200



RK Lucas & Son are pleased to offer for let this 'award winning' fully furnished 2 bedroom cottage located in the small hamlet of Hayston, just 1 mile from Johnston and 4.8 miles from Haverfordwest town centre. The property briefly comprises of entrance porch/utility, open plan lounge/diner, kitchen diner, master bedroom with ensuite, second bedroom, family bathroom, ample parking & lawned garden area with a stream. Strictly no pets and no smoking.

Pembrokeshire has many award winning beaches, together with the stunning historic Preseli Mountains and the world famous Pembrokeshire Coast National Park and Coastal Path. Neyland and Milford Marina's offer fabulous facilities for boat lovers. The area boasts many delightful cafes, restaurants and pubs together with the Torch Theatre for those who wish to enjoy a good night out! The picturesque harbour and golden beaches of Little Haven and Broad Haven are always popular with children and are just a 15 minute drive away.



RK & son
Lucas
PEMBROKESHIRE'S PROPERTY
PROFESSIONALS

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

www.rklucas.co.uk

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Utility

Tiled floor, wall cupboards, washing machine and fridge freezer

Kitchen Diner

Tiled floor, exposed beams, electric cooker and hob. Fitted shelving and draws. Seating for up to 4 people

Family Bathroom

Tiled flooring, shower cubicle, WC & wash hand basin

Master Bedroom

Carpeted area, double bed, chest of draws. Doorway leading to built in wardrobes and Ensuite

Ensuite

Tiled flooring, bath, WC and wash hand basin

Bedroom 2

Carpeted area, bunk beds and chest of draws

Exterior

Gravelled driveway, lawned area full length of the property. Stream at the bottom of the garden which is fenced off.

Additional Information

Services: Oil central heating, electricity, water and drainage.

Council Tax Band: C

Local Authority: Pembrokeshire County

Council

Broadband: Superfast Fibre available in the area

Mobile Coverage: Likely - dependent on provider

TENANTS SHOULD MAKE THEN OWN ENQUIRIES REGARDING BROADBAND AND MOBILE COVERAGE

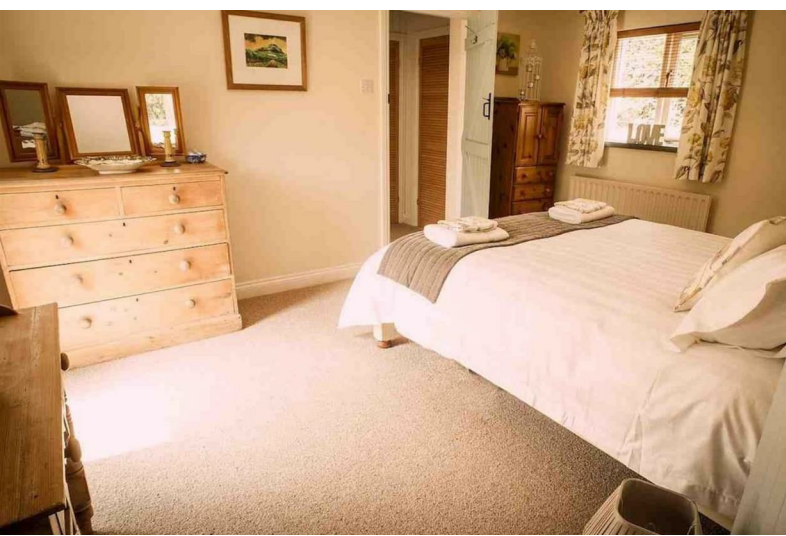
Parking: Parking available at the property

Viewings


By appointment with R K Lucas & Son

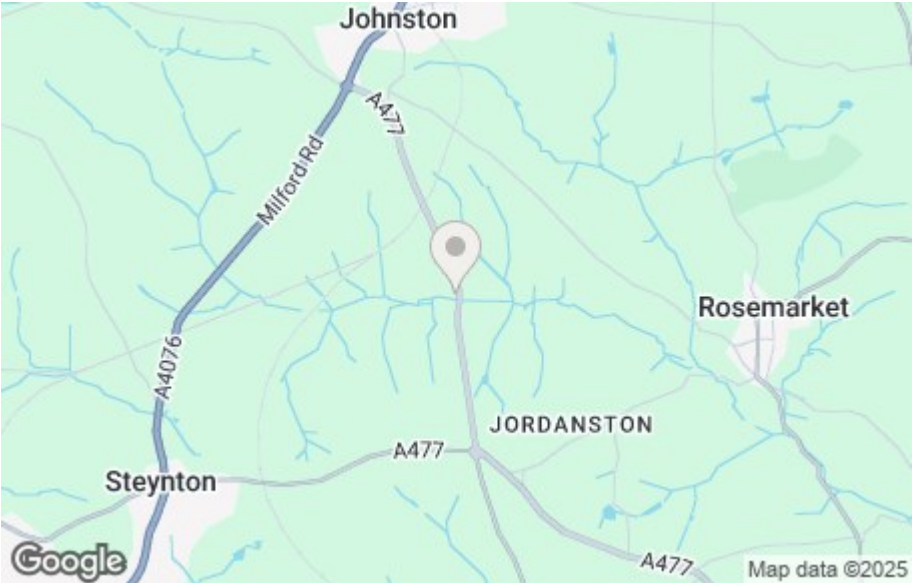
Fees

For a full list of Contract Holder (tenant) fees, visit [www.rklucas.co.uk/pdf/Contract-Holder-\(Tenant\)-Fees.pdf](http://www.rklucas.co.uk/pdf/Contract-Holder-(Tenant)-Fees.pdf)





Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	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.