

4 Ardent Close, Steynton, Milford Haven



PCM £1,050 PCM



RK Lucas & Son are delighted to offer for let, this spacious 4 bedroom property located in Ardent Close in Milford Haven within walking distance of the secondary school and also on a bus route

The accommodation benefits from a large comfortable living space, 4 bedrooms, bathroom, shower room and downstairs cloakroom.

The property also benefits from plentiful parking and garage, with a large enclosed garden to the rear.

Tenant Fees: Tenants may be liable for default fees such as loss of keys or damage to the property etc.



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

www.rklucas.co.uk

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RICS®





Entrance Hall

Double Glazed uPVC door with surrounding window, radiator, carpet flooring

Living Room

5.70m x 3.90m (18'8" x 12'10")

Double glazed uPVC sliding door, fireplace, radiator, double door, carpet flooring

Dining Room

3.60m x 2.80m (11'10" x 9'2")

Double glazed uPVC window to rear, radiator, open plan living space, carpet flooring

Kitchen/Breakfast Room

6.60m x 3.50m (21'8" x 11'6")

Double glazed uPVC bay window to front, double glazed uPVC window to side, radiator, matching base and wall units, built in oven and electric hob, part tiled and part vinyl flooring

WC

1.62m x 0.75m (5'4" x 2'6")

Double glazed uPVC window to side, WC, hand basin, carpet flooring

Utility

2.40m x 1.80m (7'10" x 5'11")

Double glazed uPVC window to side, matching wall and base units, vinyl flooring

Bedroom 1

4.20m x 3.60m (13'9" x 11'10")

Double glazed uPVC window to rear, radiator, storage, carpet flooring

Bedroom 2

4.50m x 3.10m (14'9" x 10'2")

Double glazed uPVC window to rear, radiator, storage, carpet flooring

Bedroom 3

3.20m x 3.30m (10'6" x 10'10")

Double glazed uPVC window to front, radiator, carpet flooring

Bedroom 4

2.60m x 3.40m (8'6" x 11'2")

Double glazed uPVC window to front, radiator, carpet flooring

Bathroom

2.30m x 2.10m (7'7" x 6'11")

Double glazed uPVC window to side, radiator, bath, low flush toilet, bidet, hand basin, vinyl flooring

Shower Room

Electric shower, hand basin, radiator, vinyl flooring

Garage

5.30m x 3.31m (17'5" x 10'10")

Up and over door, uPVC door to rear

Outside

To the front is a well kept lawn area with driveway providing off road parking for multiple vehicles.

To the rear is an enclosed garden predominately of lawn with mature bushes and plants to one side, a garden shed and a workshop/outbuilding

Additional

Services: All mains connected

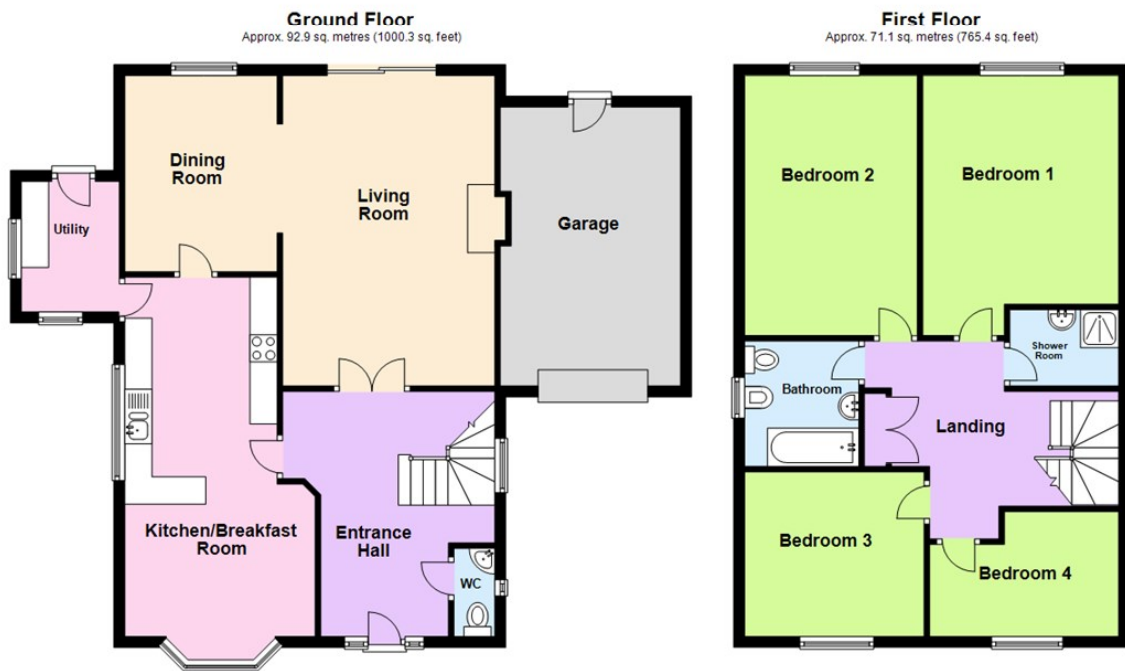
Local Authority: Pembrokeshire County Council

Tax Band: E

Viewings

By appointment with R K Lucas & Son





Total area: approx. 164.0 sq. metres (1765.7 sq. feet)

For illustration purposes, do not scale.
Plan produced using PlanUp.

4 Ardent Close

From our Milford office, take a left onto Hamilton Terrace, turn left and follow the Steynton Road for approximately 1.5 miles and make a right onto Mariners Way. Take the second right onto Ardent Close and number 4 can be found on your right hand side.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		83
(69-80) C	71	
(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.