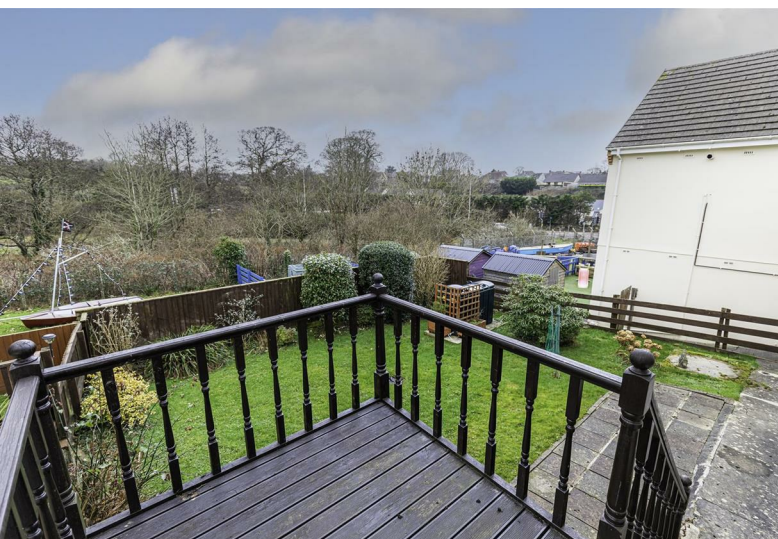


5 Castle High, Haverfordwest, SA61 2SP



**Offers In Excess Of £155,000**



We are delighted to offer this attractive 2 bedroom chain free link detached bungalow conveniently situated within a quiet residential cul de sac of Castle High within walking distance from the county town of Haverfordwest.

This home offers light accommodation comprising 2 bedrooms, lounge, kitchen, bathroom, garage and a basement for storage.

To the rear of the property is a pretty low maintenance garden. The property also benefits from off road parking and oil central heating.



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

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

[www.rklucas.co.uk](http://www.rklucas.co.uk)

01437 762538 01646 695713



**RICS**







### Hallway

Double radiator, window, carpet throughout, doors leading to bedrooms, airing cupboard.

### Bedroom 2

3.50m x 2.40m (11'6" x 7'10")

Window to front of the property, double radiator, carpet throughout

### Bedroom 1

3.50m x 3.30m (11'6" x 10'10")

Window to rear, double radiator, carpet throughout

### Lounge

3.50m x 4.90m (11'6" x 16'1")

Large window to rear, double radiator, door to kitchen, carpet throughout, TV connection point

### Kitchen

3.50m x 2.30m (11'6" x 7'7")

Matching base and wall units with complimentary work surface, 1.5 bowl single drainer sink with mixer tap, Flavell electric over & hob, part tiled walls, wood effect flooring, built-in storage cupboard/larder

### Bathroom

2.50 x 1.50 (8'2" x 4'11")

Panelled bath, pedestal hand basin, low flush lavatory, parquet effect flooring, radiator, frosted uPVC double glazed window to front

### Garage

5.00 x 2.70 (16'4" x 8'10")

Integrated single garage with up and over door, rear pedestrian door, window to rear, lighting and electricity

### Basement

Useful storage space filling the whole footprint of the property, floor mounted oil fired Worcester boiler

### Outside

Fully enclosed rear garden predominantly laid to lawn with decorative plants a shrubbery. Off-road parking, gravel path and well maintained shrubbery to front.

### Additional information

Tax band: D

Heating: oil





Ground Floor



Total area: approx. 73.0 sq. metres (785.6 sq. feet)

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

From our Haverfordwest office continue up High Street, on to Dew Street and follow the road around onto Albert Street and back down Barn Street all the way to the bottom. At the mini Roundabout take the first exit onto City Road. As you get to the top of the hill take the first right onto Highlands Avenue. Take a right at the T-Junction to Castle High and the property will be found on the left hand side, Adjacent to ABC nursery.

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