

View: By appointment with the Agents
Services: We have not checked or tested any of the Services or Appliances
Tenure: We are advised freehold
Tax: Band C

We would respectfully ask you to call our office before you view this property internally or externally

HC/NNC/02/21/OK/ESR

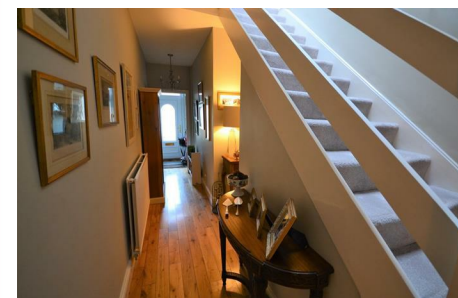
These are Draft details and should not be relied on. Please request an approved copy from our office before booking a viewing.

WE WOULD LIKE TO POINT OUT THAT OUR PHOTOGRAPHS ARE TAKEN WITH A DIGITAL CAMERA WITH A WIDE ANGLE LENS. These particulars have been prepared in all good faith to give a fair overall view of the property. If there is any point which is of specific importance to you, please check with us first, particularly if travelling some distance to view the property. We would like to point out that the following items are excluded from the sale of the property: Fitted carpets, curtains and blinds, curtain rods and poles, light fittings, sheds, greenhouses - unless specifically specified in the sales particulars. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise. Services, appliances and equipment referred to in the sales details have not been tested, and no warranty can therefore be given. Purchasers should satisfy themselves on such matters prior to purchase. Any areas, measurements or distances are given as a guide only and are not precise. Room sizes should not be relied upon for carpets and furnishings.

COMPUTER-LINKED OFFICES THROUGHOUT WEST WALES and Associated office in Mayfair, London

Harlech House, 5 Main Street, Pembroke, Pembrokeshire, SA71 4JS
EMAIL: pembroke@westwalesproperties.co.uk

TELEPHONE: 01646 680006

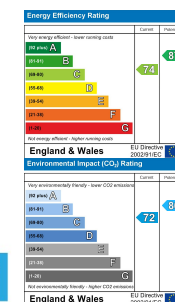


30 Williamson Street, Pembroke, Pembrokeshire, SA71 4ER

- Mid-Terrace House
- Three Bedrooms
- Convenient To Pembroke
- Close To The Mill Pond
- UPVC D/G And Gas C/H
- Very Well Presented
- Downstairs Bathroom
- Lovely Garden To Rear
- Open Plan Lounge/Diner
- EPC Rating: C

Offers In Excess Of £170,000

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The Agent that goes the Extra Mile



****VIRTUAL VIEWING AVAILABLE****

Excellent family home! A well presented, three-bedroom property, ideally located in orange gardens, Pembroke within walking distance of shops, schools, and other local amenities. As well as being within walking distance of the Mill Ponds, with lovely local walks nearby!

Benefitting from gas central heating and double glazing, the accommodation briefly comprises; cosy lounge with a feature fireplace, dining area, and modern kitchen with a selection of contemporary wall and base units, utility area, bathroom, and Stairs lead up to three bedrooms on the first floor.

Externally, there is om street parking to the front of the property. To the rear, there is an attractive rear sitting area and a garden which is laid to lawn with decorative gravel borders.

Pembroke Town is located In the South of Pembrokeshire. The Main Street offers an array of independent businesses, including gift shops, cafes and grocery stores. The town also has amenities including banks/building societies, doctors and dental surgery, solicitors, public transport links, convenience stores and both a primary and secondary school. A two-mile drive takes you into Pembroke Dock, where further amenities can be found including many supermarkets, a minor injury clinic and the Irish Ferry terminal to Rosslare. The County town of Haverfordwest is approximately 12 miles away, offering the county hospital, retail parks and council offices. The nearest beach to Pembroke town is in Freshwater East Bay approximately 3 miles away, with its white sandy beach that remains dog-friendly all year round.



Kitchen

15'5" x 12'1" (4.70 x 3.70m)

Dining Room

12'8" x 9'6" (into alcove) (3.87m x 2.90 (into alcove))

Bedroom One

10'2" x 9'4" (3.10m x 2.87m)

Lounge

11'9" x 11'9" (into alcove) (3.60m x 3.60m (into alcove))

Utility Room

8'0" x 8'4" (2.45m x 2.56m)

Bedroom Two

13'8" x 8'3" (4.18m x 2.52m)

Bathroom

8'3" x 8'4" (2.54m x 2.56m)

Bedroom Three

12'1" x 5'2" (3.69m x 1.59m)



DIRECTIONS

From the Pembroke Office proceed along the Main Street until you reach Eastgate roundabout. Take the third exit down Well Hill and pass the Primary School on your left, then turn left onto St Daniels Hill, Turn right onto South Road. Follow the road along until you see the turning for Williamson Street on your right-hand side. Turn here, and the property will be found on your left.

See our website www.westwalesproperties.co.uk in our TV channel to view our location videos about the area.