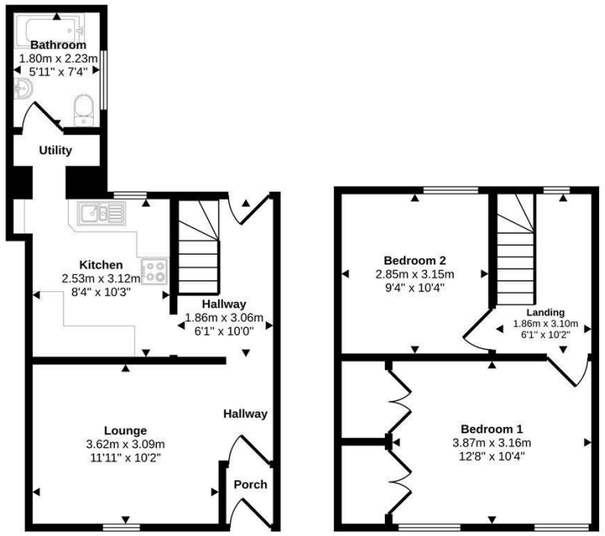
Approx Gross Internal Area
68 sq m / 729 sq ft



Ground Floor
Approx 36 sq m / 392 sq ft

First Floor
Approx 31 sq m / 336 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.

VIEWING: By appointment only via the Agents.
TENURE: Freehold
SERVICES: We have not checked or tested any of the services or appliances at the property.
Property has Mains Drainage, Mains Electric, Mains Water, Mains Gas
HEATING: Gas Central Heating
TAX: Band C

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

MSH/IRK/10/26/Draft

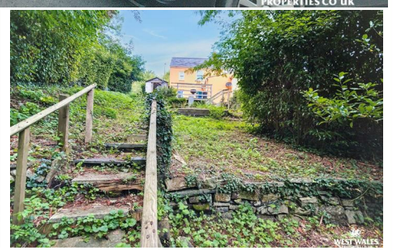
FACEBOOK & TWITTER
Be sure to follow us on Twitter: @ WWProps
https://www.facebook.com/westwalesproperties/

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.
Details are correct at the time of listing. We have not seen sight of all building regulations or planning permissions should they be necessary,

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

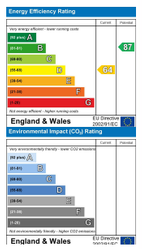
12 Victoria Place, Haverfordwest, Pembrokeshire, SA61 2LP
EMAIL: haverfordwest@westwalesproperties.co.uk
TELEPHONE: 01437 762626

01437 762626
www.westwalesproperties.co.uk



22 Barn Street, Haverfordwest, SA61 1TG

- End-Terrace House
- Two Bedrooms
- Open Plan Lounge/Diner
- Convenient Town Location
- Gas Central Heating
- No Onward Chain
- Rear Access
- Close To Amenities
- Excellent Investment/FTB
- EPC Rating: C



£130,000

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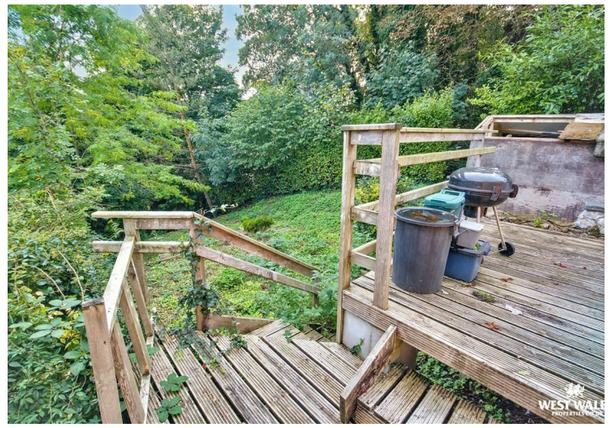
The Agent that goes the Extra Mile



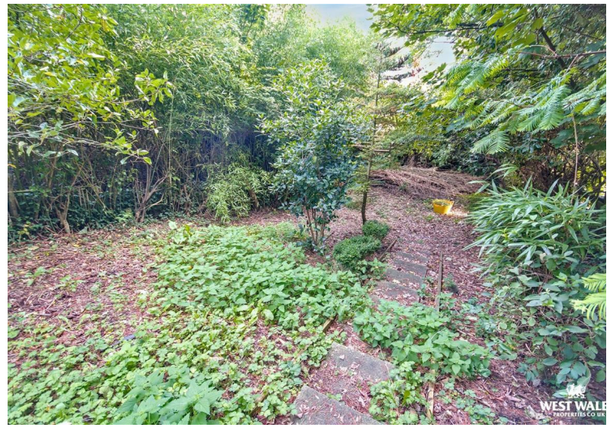
A well presented, two bedroom, mid terrace property, ideally located in the heart of Haverfordwest, within walking distance of schools, shops and other local amenities. This property would make an ideal first time buy or investment!

Benefitting from gas central heating and double glazing, the accommodation briefly comprises; cosy lounge/diner with gas fireplace and fitted kitchen with a selection of wall and base units on the ground floor. Stairs lead up to two bedrooms, the master benefitting from a built in storage cupboard, and a modern bathroom.

Externally the property has a tiered garden. Stepping out from the rear onto a part paved-patio, part wood decking seating area. Steps lead down to a lawn garden and further steps lead to a gate, giving rear access to the property via Dew Street Car Park.

The market town of Haverfordwest has numerous facilities and amenities on offer, which include a good range of shops, retail parks, primary and secondary schools, sixth form college, hospital, main line train station, new bus station, new leisure centre/swimming pool, cinema, restaurants, pubs etc.

The beautiful Pembrokeshire coast is only 6 miles to the south west, at the long sandy beach of Broad Haven, and the famous surfing beach of Newgale 7.5 miles to the north west. The famous Pembrokeshire Coast Path gives miles of wonderful walks on which to enjoy the stunning coastline, wild flowers and birdlife.



DIRECTIONS

From our Haverfordwest Office proceed up High Street, through Dew Street. At the traffic lights keep right. Take the right turning onto Albert Street, following the one way system down Barn Street. The property will be found about half way down on the right hand side. What3Words: ///shape.causes.cans

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