



Residential

40 Woodlands Park, Haverfordwest, Pembrokeshire SA61 1LR

***GUIDE PRICE:**

£127,500+ (plus fees)

Three Bedroom, Detached Property

Located in a popular cul de sac on the periphery of Haverfordwest town is this three bedroom detached house with garage offering family accommodation with sizeable garden to the side.

Ground Floor: Entrance hall, lounge, dining room, kitchen, utility area and wc.

First Floor: Three bedrooms and bathroom.

Second Floor: Loft Room.

Outside: Front, rear and side gardens. Parking and garage.

Viewing Schedule:

Friday 22nd June 16.00 – 16.30

Friday 29th June 16.00 – 16.30

Friday 6th July 16.00 – 16.30



Tenure: See Legal Pack

Local Authority: Pembrokeshire County Council

Solicitors: Spicketts Battrick, 3 – 4 Gelliwastad Road, Pontypridd, CF37 2AU. Tel: 01443 407221.

Energy Performance Certificate (EPC): Current Rating D

Additional Fees

Buyer's Premium: £600 inc VAT payable on exchange of contracts.

Administration Charge: 0.25% inc VAT of the purchase price, subject to a minimum of £594 inc VAT, payable on exchange of contracts.

Disbursements: Please see the legal pack for any disbursements listed that may become payable by the purchaser on completion.