



8 Mansel Street, Pembroke,  
Pembrokeshire SA71 4ES

Tel: 01646 562387

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info@pembrokeshireproperties.co.uk



Mansel Street, Pembroke  
Pembrokeshire SA71  
**Guide Price £225,000**

8 Mansel street is a deceptive 4 bedroom terraced cottage situated adjacent to the common and a short walk from the historic town of Pembroke.

Renovated and landscaped to a contemporary design it is clear that this property is not far from the coast.

Email: [info@pembrokeshireproperties.co.uk](mailto:info@pembrokeshireproperties.co.uk) Telephone: Landline: 01646 562387 Mobile: 07821282534

Registered office address: 1 Spilman Street, Carmarthen, Wales, SA31 1LE

Business Address: 25 Hawkstone Road, Pembroke Dock, Pembrokeshire, SA72 6HN

Registration number: 13486480





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PEMBROKESHIRE  
PROPERTIES  
ESTATE AGENTS

- Impressive Views
- Located in the Historic Town of Pembroke
- 4 Bedroom
- Adapted Living
- Bungalow/ Cottage
- Large Garden

**Tenure:** We are advised the property is Freehold.

### Information about the property

8 Mansel street is a deceptive terraced cottage situated adjacent to the common and a short walk from the historic town of Pembroke.

Renovated and landscaped to a contemporary design it is clear that this property is not far from the coast.

A double fronted property with central hallway that is laid as Living accommodation to the lefthand side and Bedrooms to the right.

On entering the living area which spans from the front to the rear of the house where views of the garden and countryside beyond can be enjoyed. This area is all open plan, and it is in the dining room area that the pine staircase to the upstairs bedrooms is situated.

The pine detail continues throughout the property in the kitchen and doors of all rooms. The kitchen with its breakfast bar and tiled splashback has a cottage feel and added light from the adjoining conservatory make this a pleasant space in which to entertain. The conservatory has views over the garden and is currently furnished with informal easy chairs.



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Through the hallway there are three bedrooms two of which are large doubles, one of these large doubles adjoins the family bathroom and has been adapted this way for disabled living. This is also continued outside where ramps from the kerbside and also into the rear garden allow for wheelchair access.

On the first floor the master bedroom has fantastic views over the countryside beyond and an adjoining room has potential for a variety of uses. The property also has the benefit of a newly fitted Combi Boiler and all radiators.

The rear garden is laid to patio and lawn for easy maintenance and at the bottom of the garden a covered spa area adjacent to a large block-built shed provides a great partying area.

From the front this looks like a small quaint property but moving inside it is clear that this is no small home. Outside the rear elevation also shows how contemporary this property is.

### **DIMENSIONS**

#### **GROUND FLOOR**

Entrance Hallway

Living Room 6.76m x 3.5m

Kitchen / Diner 3.4m x 3.6m

Conservatory 3.2m x 3.2m

Family Bathroom 3.5m x 4m

Bedroom One 3.5m x 2.9m

Bedroom Two 3.5m x 3.1m

Bedroom Three 2.8m x 1.8m

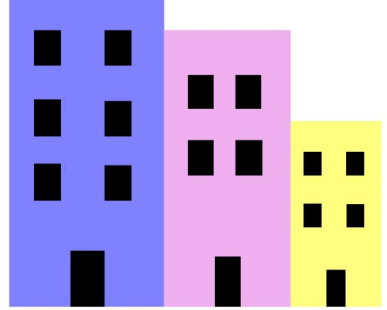


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#### **FIRST FLOOR**

Bedroom Four (Master Bedroom) 4m x 3.5m

Dressing Room 2.1m x 2.1m

Loft Storage

#### **SERVICES**

We are advised all mains services are connected to the property.

#### **EPC RATING –C**

#### **COUNCIL TAX BAND—C**

#### **VIEWINGS**

Strictly by appointment only with a member from Pembroke Properties Estate Agents Ltd 01646 562387

#### **GENERAL NOTE**

All information used for marketing material has been provided and advised to us by the legal property owner. Floorplans and dimensions are approximates and may differ. All interested parties should satisfy themselves with the information.

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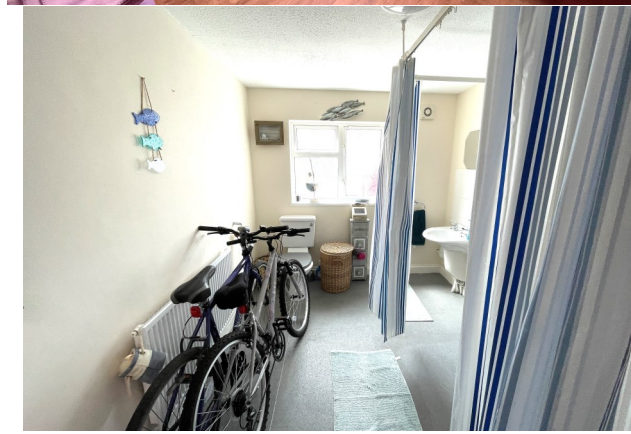
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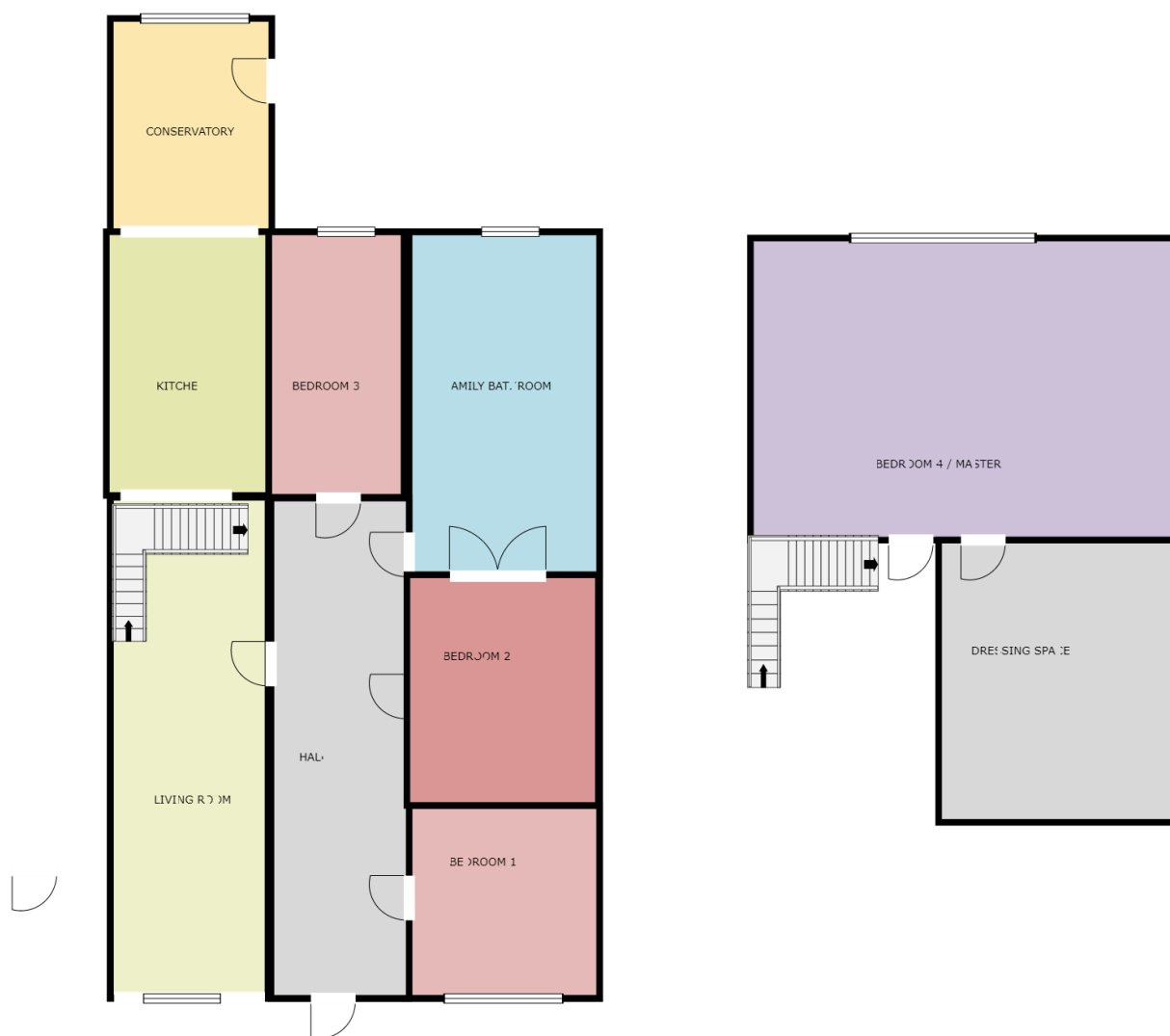
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## Property Floorplan



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