



18 Westhill Avenue, Milford Haven

£265,000 Freehold

R K Lucas & Son are delighted to present this spacious, extended, four-bedroom detached bungalow offering versatile living in a sought-after area of Milford Haven.

The well-planned layout includes a welcoming hallway, bright living room, dining room, kitchen with utility, and a conservatory/sunroom. Four generous bedrooms are complemented by a family bathroom and an en-suite to the master. This property would be ideal for multi-generational living.

Outside, a large driveway accommodates several cars, alongside a carport and detached garage. The front and rear gardens, mainly laid to lawn with mature shrubs and trees, provide a peaceful outdoor retreat.

Offering space, practicality, and a prime location, this bungalow is a fantastic opportunity. Schedule a viewing today!



Entrance Porch

Dimensions: 1.41 x 1.57 (4'7" x 5'1"). Double glazed uPVC windows and door. Door to

Hallway

'L' shaped, carpeted floor, large airing cupboard.

Living Room

Dimensions: 7.06 max x 4.21 (23'1" max x 13'9"). Large uPVC pictures window to front and window to side allowing natural light to flood in. Wooden fireplace with electric fire. Door to hallway, pocket door to

Dining Room

Dimensions: 3.11 x 2.98 (10'2" x 9'9"). Carpeted floor, door to hall, double doors to

Bedroom 2

Dimensions: 3.89 x 3.37 (12'9" x 11'0"). uPVC Window to front, laminate flooring, built in cupboard.

Bedroom 3

Dimensions: 3.09 x 3.37 (10'1" x 11'0"). uPVC Window to rear, wood block flooring, built in cupboard.

Bathroom

Dimensions: 2.43 x 3.38 (7'11" x 11'1"). Tiled walls, panelled bath with shower over, pedestal wash hand basin, close coupled wc

Bedroom 4

Dimensions: 4.92 x 5.56 (16'1" x 18'2"). Large bedroom to rear of the property, would be ideal for multi-generational living. Window to side patio door to rear



Council Tax band: D

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: D

- Off-road parking
- 4 Bedrooms
- Ideal location
- Detached bungalow



Approximate total area⁽¹⁾
154.84 m²
1666.7 ft²

(1) Excluding balconies and terraces

While every attempt has been made to ensure accuracy, all measurements are approximate, not to scale. This floor plan is for illustrative purposes only.

Calculations were based on RICS IPMS 3C standard. Please note that calculations were adjusted by a third party and therefore may not comply with RICS IPMS 3C.

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Energy Efficiency Rating		Current	Potential
Very efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
		72	83
England, Scotland & Wales			
		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92+)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
		68	79
England, Scotland & Wales			
		EU Directive 2002/91/EC	