

Terry Thomas & Co

ESTATE AGENTS



Lacques Cottage Newbridge Road Laugharne, Carmarthen, SA33 4SJ

Lacques Cottage is a beautiful, traditional Welsh Cottage with some generously updated key elements that seamlessly blend contemporary and conventional style. Situated in the popular Township of Laugharne, there is ease-of-access to local amenities and stunning coastal walks.

Offers over £135,000



Lacques Cottage Newbridge Road Laugharne, Carmarthen, SA33 4SJ



Lounge

11'2" x 12'1" (3.42 x 3.70)

Kitchen/Breakfast room

Bathroom

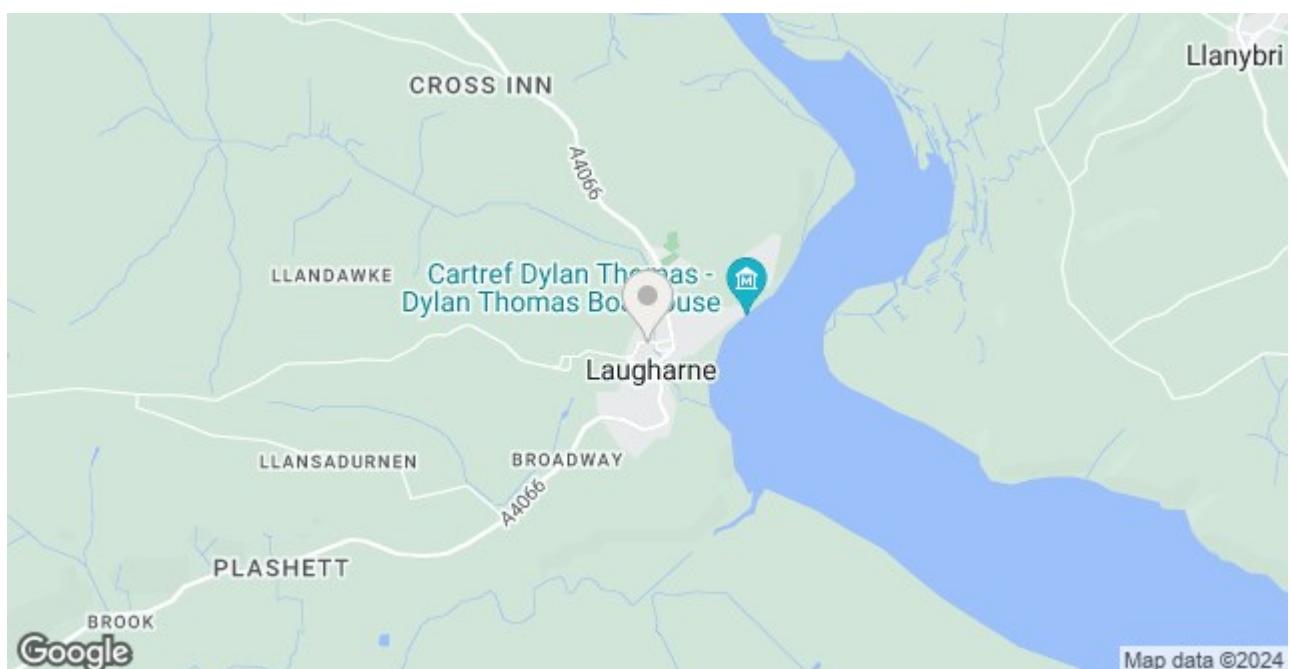
10'3" x 12'2" (3.13 x 3.73)

Cloakroom/WC

Bedroom

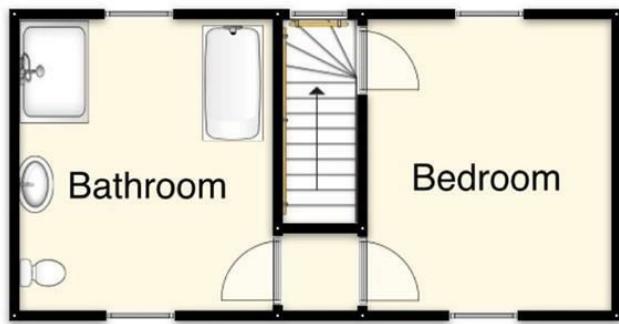
12'0" x 10'3" (3.66 x 3.13)

Externally





Floor Plan



Type: House - Detached

Tenure: Freehold

Council Tax Band: D

Services:

Appliances: Any appliances/boilers mentioned in these details have not been tested by ourselves.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

Cambrian Place Cambrian Place, Carmarthen, Carmarthenshire, SA31 1QG
Tel: 01267 235330 Email: sales@terrythomas.co.uk <https://www.terrythomas.co.uk>

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very energy efficient - lower running costs (92 plus) A		88	
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		39	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		EU Directive 2002/91/EC	

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
		Current	Potential
Very environmentally friendly - lower CO ₂ emissions (92 plus) 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		Not environmentally friendly - higher CO ₂ emissions	
England & Wales		EU Directive 2002/91/EC	