



Feidr Groes

Uzmaston Road, Haverfordwest, SA61 1UT

Offers In The Region Of £530,000 | Freehold | EPC: E





Positioned in an enviable, secluded location along Uzmaston Road on the outskirts of Haverfordwest, Feidr Groes offers an exceptional opportunity for those seeking a detached family home. This property blends the charm of a countryside setting with the convenience of nearby town amenities. Boasting over 3000 sqft of space and the potential for loft conversion, it presents ample opportunity for transformation. While certain areas may benefit from modernisation, this residence holds the promise of becoming a standout Pembrokeshire home.

Upon entering, you are welcomed into a spacious hallway that leads through glass doors into the inviting lounge. A striking stone fireplace with a slate hearth and recessed shelving creates a focal point, while large windows flood the room with natural light and frame scenic countryside views. The space accommodates a dining area with sliding patio doors that open onto the patio, seamlessly blending indoor and outdoor living. The recently updated kitchen is fitted with sleek eye and base level units and high-quality integrated appliances, including a Miele induction hob and eye-level oven. A breakfast bar and seating area provide a perfect spot for morning coffee with views over the landscaped grounds. The ground floor layout is enhanced by a functional utility room. Three well-proportioned double bedrooms are featured, with the master offering integrated double wardrobes and an en-suite shower room that would benefit from modernisation. The family bathroom is functional for daily use, though could also be modernised to elevate its appeal. A staircase leads to two expansive loft spaces, currently used for storage but ideal for conversion, potentially adding two additional bedrooms, subject to planning permission.

Externally, the property is accessed via a gravelled driveway offering ample parking and a gated entrance leading to the double garage. The front is complemented by patio areas connected by a charming stone archway. The rear garden is thoughtfully landscaped, featuring seating areas, a summer house, greenhouse, and potting shed, along with lush lawns bordered by mature trees and shrubs for added privacy. The garden enjoys stunning views of the surrounding countryside.

Ideally positioned on the outskirts of Haverfordwest, the property provides convenient access to a comprehensive range of amenities, including shops, schools, healthcare facilities, a train station, and leisure centres. Just five miles to the southwest, the famed Pembrokeshire coast awaits, known for its beautiful beaches at Broad Haven and the picturesque village of Little Haven, both close to the renowned Pembrokeshire Coastal Path. This location allows residents to enjoy one of the UK's most treasured coastal landscapes with ease.

Directions

Starting from the A40, head west until you reach the Scotchwell Roundabout. Take the first exit to stay on the A40. When you arrive at the roundabout, take the first exit onto Cambrian Place and continue up the hill. Proceed onto the Uzmaston Road, and the property can be found on your right hand side.



Entrance Hallway

3.91m x 2.72m (12'10" x 8'11")

Welcoming hallway featuring carpet underfoot and a staircase leading to the first floor. A glass-panelled door opens into the living room, and an under-stairs storage area enhances practicality.

Lounge

8.71m x 5.14m (28'7" x 16'10")

Spacious lounge with carpeted flooring, highlighted by a gas fireplace set within a stone surround and slate hearth. Recessed shelving adds a touch of elegance, while windows on multiple sides and sliding patio doors create a bright space that flows seamlessly to the patio and rear garden. Includes space for a large dining table.

Kitchen / Diner

5.99m x 4.49m (19'8" x 14'9")

Modern kitchen/diner with vinyl tiled flooring and a range of sleek eye and base level units finished with quartz worktops and splash backs. Features a stainless steel sink with a quartz draining board and adjustable tap, Miele induction hob with an extractor hood, integrated Neff dishwasher, and an eye-level Miele oven and Siemens microwave. A breakfast bar offers seating for three, with space for additional seating or a sofa. Large rear-facing windows and sliding patio doors enhance the light-filled atmosphere.

Utility Room

2.85m x 2.62m (9'4" x 8'7")

Practical utility room with tiled flooring and matching base level unit, complete with a worktop and double sink. Tiled splash backs and a Worcester boiler add functionality, while a uPVC door provides access to the rear garden.





Master Bedroom

3.91m x 3.79m (12'10" x 12'5")

Generously sized double bedroom with carpet underfoot and built-in double wardrobes. Dual-aspect windows to the front and side allow ample natural light, with a door leading in to the en-suite.

En-Suite Shower Room

2.17m x 1.16m (7'1" x 3'10")

In need of modernisation, this en-suite shower room offers tiled flooring and walls, a corner shower with glass enclosure, WC, and a sink with a vanity unit below and a mirror above. Equipped with an extractor fan and velux window.

Bedroom Two

4.82m x 3.85m (15'10" x 12'8")

Spacious double bedroom with carpet underfoot, ample space for a wardrobe, and a window to the side aspect.

Bedroom Three

3.85m x 3.25m (12'8" x 10'8")

Double bedroom featuring carpeted flooring and integrated wardrobes. A window to the side aspect overlooks the garden and fills the room with natural light.

Bathroom

3.25m x 2.62m (10'8" x 8'7")

In need of modernisation, this family bathroom with tiled flooring and walls features a corner shower with a sliding screen, a panelled bath with shower head attachment, WC, and a sink with a vanity unit below and mirror above. Includes a velux window, extractor fan, and heated towel rail.



Loft Room

16.79m x 4.44m (55'1" x 14'7")

Expansive loft space currently used for storage, equipped with lighting and electrical points. Offers significant potential for further conversion.

Loft Room

5.58m x 4.00m (18'4" x 13'2")

Additional loft storage space with lighting and electrical points, suitable for conversion to expand living space.

Double Garage

6.21m x 5.09m (20'4" x 16'8")

Spacious double garage with solid concrete flooring, equipped with lighting and electrical connections. Features an up-and-over garage door, storage above, and a rear access door to the garden.

External

The property is approached via a gravelled driveway, providing ample parking space and a gated entrance leading to the double garage. Surrounding patio areas connect to the front entrance, featuring a charming stone archway. The rear garden is beautifully landscaped, complete with seating areas, a summer house, green house, potting shed and lush lawns bordered by mature trees and shrubs for enhanced privacy, all with stunning views overlooking the surrounding countryside.

Council Tax Band

G

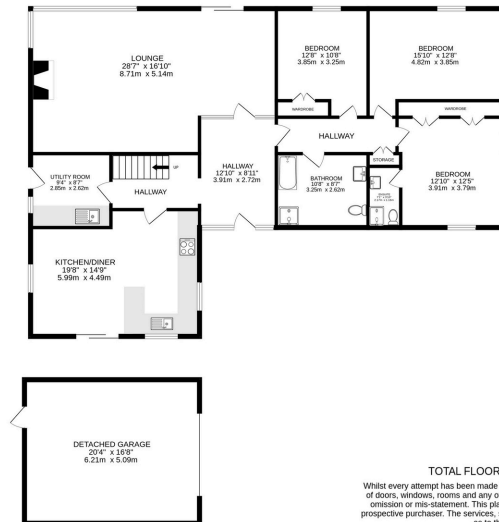
What3Words

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GROUND FLOOR
1981 sq.ft. (184.0 sq.m.) approx.



1ST FLOOR
1122 sq.ft. (104.2 sq.m.) approx.



TOTAL FLOOR AREA : 3102 sq.ft. (288.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

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Enquire



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Visit Our Website

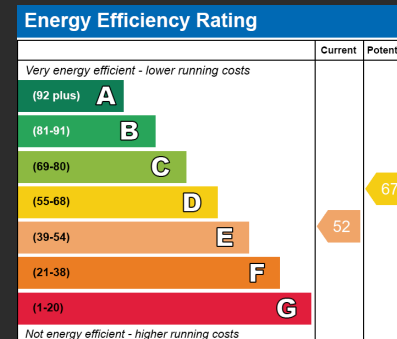
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Energy Performance Certificate



Additional Information

All mains services are connected. Oil central heating. Tax band G.

While we endeavour to make our sales particulars fair, accurate and reliable, they are only a general guide to the property and, accordingly, if there is any point which is of particular importance to you, please contact the office and we will be pleased to check the position for you, especially if you are contemplating travelling some distance to view the property. These approximate room sizes are only intended as general guidance. You must verify the dimensions carefully before ordering carpets or any built-in furniture. Please note we have not tested the services or any of the equipment or appliances in this property, accordingly we strongly advise prospective buyers to commission their own survey or service reports before finalising their offer to purchase.

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