



2 Poplar Meadow

Freystrop, Haverfordwest, SA62 4FB

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



Constructed in 2015, this exceptional four-bedroom detached family home, complete with a double garage and outdoor studio, offers the perfect balance of modern living and countryside tranquillity. Featuring a ground source heat pump, solar panels and zoned underfloor heating throughout, this energy-efficient property is nestled in the picturesque village of Freystrop, just four miles from the county town of Haverfordwest, combining rural charm with convenient access to essential amenities.

Upon entering, you are welcomed by a striking entrance porch, providing practical storage for outerwear. The expansive hallway, with its impressive gallery landing and beautiful limestone flooring, sets the tone for the rest of the home. At the heart of the house is a bespoke kitchen, featuring hardwood units, solid worktops, a walk-in pantry and integrated appliances, including a rangemaster cooker. The adjoining family room, complete with a stunning fireplace, log burner, and french doors leading to the patio, is ideal for both relaxation and entertaining. Additional ground-floor conveniences include a boot room with access from the front aspect and a utility room with plumbing for amenities and a convenient WC. The ground floor also boasts a cosy lounge featuring an additional multi-fuel stove and a double bedroom with an en-suite.

Upstairs, the expansive landing with integrated storage leads to three further double bedrooms. The master suite includes a walk-in dressing room and a beautifully appointed en-suite shower room. A luxurious family bathroom, complete with a walk-in shower and roll-top bath, completes the first-floor layout.

Externally, the property is approached via an expansive gravelled driveway, offering ample parking and access to the double garage. Rear steps lead up to a converted loft space, perfect as a studio or office. The property is surrounded by well-defined boundaries with dwarf walls and feather-edge fencing. The garden features block-paved and slabbed pathways that lead to an expansive patio, ideal for entertaining, and a generous lawn with a gravelled hot tub area with electricity connected.

Freystrop is a highly desirable rural village set in the beautiful Pembrokeshire countryside, close to the stunning Cleddau River. It enjoys easy access to the nearby towns of Milford Haven, Pembroke, and Haverfordwest, where all essential amenities are within reach.



Porch

A solid wooden front door opens into a welcoming porch with tiled flooring, offering convenient storage for outerwear.

Hallway

The hallway features elegant limestone tiled flooring and a staircase leading to the first floor, complete with a gallery landing. A storage cupboard is neatly positioned beneath the stairs, with doors providing access to the living spaces.

Kitchen

6.75m x 4.02m (22'2" x 13'2")

The kitchen is beautifully appointed with limestone tiled flooring and a bespoke range of hardwood base units with soft-close drawers, complemented by solid worktops and tiled splash backs. It includes a Belfast sink, integrated Indesit dishwasher, and a rangemaster electric cooker with a five-ring induction hob and extractor hood. There is space for a small dining table, with a walk-in pantry offering ample shelving. Windows are positioned to the front aspect.

Family Room

6.21m x 4.52m (20'4" x 14'10")

This inviting space features limestone tiled flooring and a striking open fireplace with a log-burning stove set on a slate hearth, surrounded by red brick and topped with an oak mantle. The room is well-lit with feature pendant lighting and wall lights, with French doors leading to the patio and garden area. Windows are positioned to the rear aspect.





Boot/Utility Room

3.05m x 2.61m (10'0" x 8'7")

Practical and stylish, this room has limestone tiled flooring and bespoke hardwood base units with soft-close drawers, solid worktops, and tiled splashbacks. It includes a sink with a draining board and an integrated fridge/freezer. A door leads into the pump and control room, with another door providing access to the front aspect, ideal for managing muddy shoes and outerwear.

Utility Room

2.94m x 2.86m (9'8" x 9'5")

This utility room features limestone tiled flooring and matching bespoke hardwood units at both eye and base levels, with solid worktops and panelled splash backs. There is space for a washing machine and tumble dryer, with a sink and draining board. A stable door leads to the rear garden and patio area with a window positioned to the rear aspect. A convenient cloakroom is also available, featuring a WC and wash hand basin. A glazed window is positioned to the rear aspect, complemented by an extractor fan.



Lounge

5.42m x 3.81m (17'9" x 12'6")

This cosy lounge features oak double doors with stained glass panelling and wooden flooring. The focal point is a log burner set on a slate hearth with an oak mantle above. Wall lighting provides a warm ambiance, with television points included. Windows are positioned to the front aspect.

Bedroom

3.70m x 2.94m (12'2" x 9'8")

A comfortable double bedroom with carpeted flooring and television points. The room benefits from direct access to an en-suite shower room. Windows are positioned to the rear aspect.

En-Suite Shower Room

This modern en-suite features tiled flooring and walls, a walk-in shower with a glass screen, a WC, and a sink with a mirror above. A heated towel rail adds comfort, with an extractor fan included. A glazed window is positioned to the rear aspect.

First Floor

Landing

An expansive landing area with carpeted flooring and built-in storage cupboards, complemented by a gallery landing. Wall lighting and feature pendant lighting enhance the atmosphere. Windows are positioned to the front aspect.

Master Bedroom

6.75m x 4.80m (22'2" x 15'9")

A spacious double bedroom with carpeted flooring, featuring a chimney breast from the lounge below. The room includes a walk-in dressing room with fitted shelving and hanging rails, with a door leading to the en-suite shower room. Windows are positioned to the front aspect.





En-Suite Shower Room

3.35m x 1.89m (11'0" x 6'2")

This stylish en-suite features oak-effect vinyl waterproof flooring and wall panelling. It includes a WC, a feature wash hand basin with a freestanding unit and drawers below, and a walk-in shower with a glass screen and panelled surround. A heated towel rail adds comfort, with an extractor fan included. A glazed window is positioned to the rear aspect.

Bedroom

4.02m x 2.88m (13'2" x 9'5")

A double bedroom with carpeted flooring and a built-in wardrobe. Windows are positioned to the front aspect.

Bedroom

4.36m x 2.94m (14'4" x 9'8")

A double bedroom with carpeted flooring and a built-in wardrobe. Windows are positioned to the rear aspect.



Bathroom

3.60m x 2.94m (11'10" x 9'8")

This well-appointed family bathroom features oak-effect vinyl waterproof flooring and wall panelling. It includes a WC, a sink with mirror and wall lighting above, a walk-in shower with a glass screen and a panelled surround. A feature roll-top bath with a shower head attachment adds a touch of luxury, with a heated towel rail included. An extractor fan is also present, with a glazed window positioned to the rear aspect.

Garage

6.23m x 5.73m (20'5" x 18'10")

The garage is equipped with an up-and-over door, lighting, and electricity, making it an ideal space for vehicle storage or a workshop. A small lean-to log store is conveniently located to the side aspect.

Studio / Office

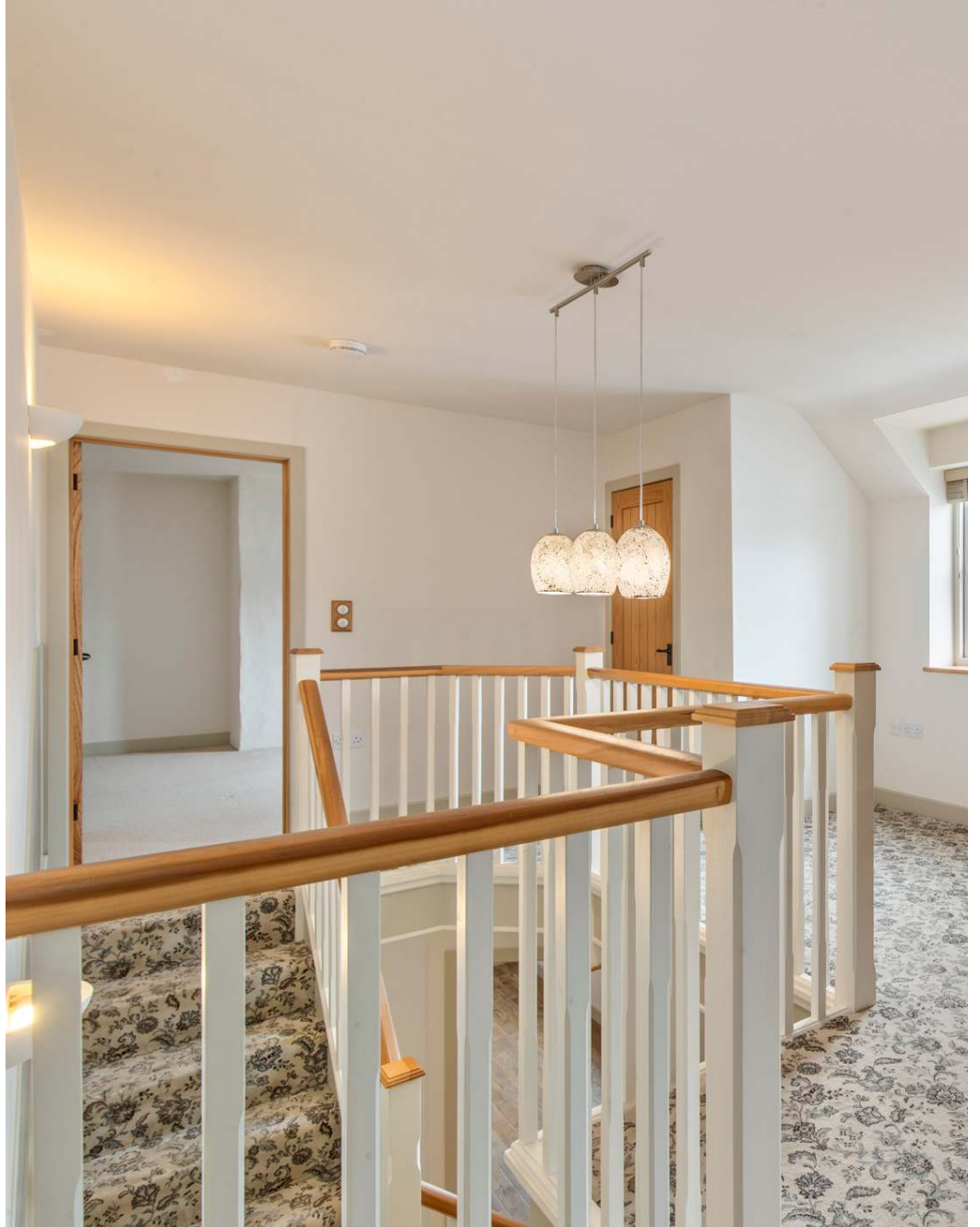
6.23m x 5.73m (20'5" x 18'10")

This converted space above the garage is accessed via external steps to the rear. The floor is boarded ready for flooring to be laid, with connections for electricity and lighting also available. Windows are positioned to the rear aspect, making it an ideal office or studio space.

External

The property exudes exceptional kerb appeal, approached via an expansive gravelled driveway that provides ample parking and seamless access to a double garage. Steps lead up from the rear to a beautifully converted loft space, perfect for use as a creative studio or private office. The boundaries are defined by dwarf walls and feather-edge fencing, offering both privacy and a well-crafted finish. Block-paved pathways meander around the property, guiding you to the rear patio and garden area. This expansive patio is ideal for entertaining, complete with dwarf walls and steps that lead to a generously sized lawn, perfect for outdoor activities. The extended gravelled area is equipped with outdoor electricity connections, making it an ideal spot for a hot tub.

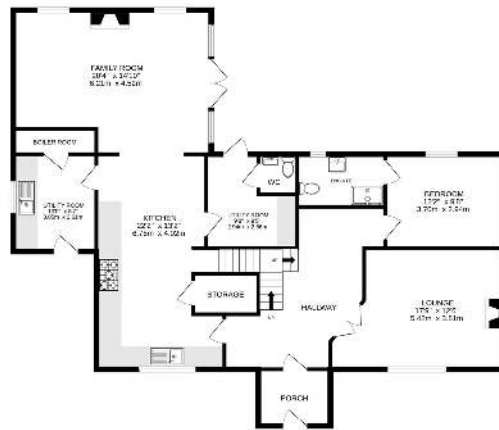




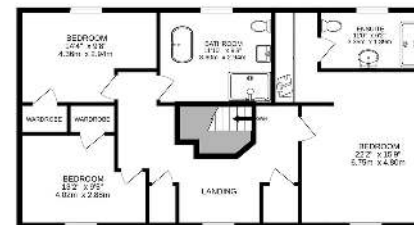




GROUND FLOOR
1346 sq.ft. (125.1 sq.m.) approx.



1ST FLOOR
889 sq.ft. (82.6 sq.m.) approx.



TOTAL FLOOR AREA: 2235 sq.ft. (207.7 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the description 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



Dan Bryce MNAEA

01437 620 220 | dan@bryceandco.co.uk



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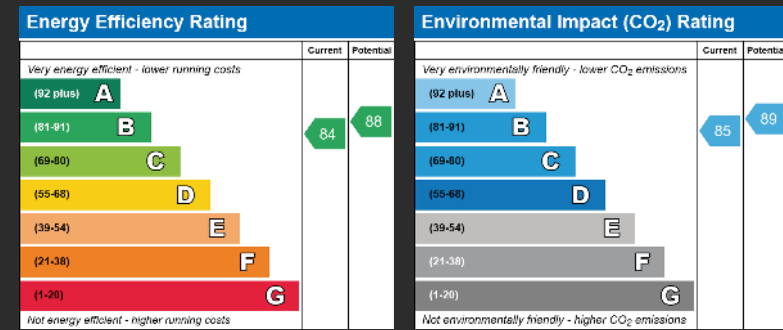
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Energy Performance Certificate



Additional Information

Mains services connected. Zoned underfloor heating throughout. Ground source heat pump. Solar panels installed for hot water and electricity. 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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