



27 Stokes Avenue, Haverfordwest – SA61 2RB

£200,000

- *Spacious 3-bedroom semi-detached home located in the sought-after Stokes Avenue area of Haverfordwest
- *Set on a large corner plot with huge potential for side extension or off-road parking (subject to planning consent)
 - *Features two separate reception rooms, offering flexible living and dining space
- *In need of cosmetic updating throughout, providing a fantastic blank canvas to create a beautiful family home
- *Expansive wraparound garden with a particularly large side garden bordered by established trees for privacy
 - *Fully enclosed and secure gardens, ideal for families with children or pets
- *Situated opposite a primary school and benefiting from a park to the rear, perfect for family living
- *No chain sale

Description/Situation

Set on a generous corner plot in the sought-after Stokes Avenue area of Haverfordwest, this 3-bedroom semi-detached property offers exceptional scope for development and personalisation. With ample space to the side, it presents a fantastic opportunity for off-road parking or a substantial extension (subject to planning consent). Inside, the home features two reception rooms and three well-proportioned bedrooms, offering a solid foundation for a modern family home. While the property requires decorative updating throughout, it holds incredible potential to be transformed into a stunning residence. Enjoy views of the park to the rear and the convenience of a primary school just across the road, making this an ideal location for families. This is a rare chance to create your dream home in a well-established and desirable neighbourhood.

Entrance Hallway

Property entered via obscure pvc door with window to side, wooden effect flooring, radiator, stairs leading to first floor landing, doors through to dining room and kitchen.

Lounge

Double glazed window to fore, radiator, fitted shelving, archway through to dining room.

Dining Room

Double glazed French doors to rear with windows to sides, wooden effect flooring, fitted shelving, feature marble fireplace with gas fire insert.

Kitchen

Double glazed window to side, a range of wall and base units with work surface over, tile splash back, tiles to floor, stainless steel sink and drainer with mixer tap over, free standing cooker with integral extractor hood over, free standing dishwasher and fridge, fitted pantry space, leading through to utility.

Utility Room

Obscure pvc door to left hand side leading to rear garden space, obscure pvc door to right hand side leading out to side garden space, radiator, tiles to floor, plumbing for washing machine, space for white goods, door to W.C.

W.C.

Obscure double glazed window to side, wooden effect flooring, low level w.c, wash hand basin.

First Floor Landing

Large double glazed window to side over staircase, loft access, fitted cupboard space, doors leading off to bedrooms and shower room.

Bedroom 1

Double glazed window to rear, radiator, fitted wardrobe space.

Bedroom 2

Double glazed window to fore, radiator, fitted wardrobe space.

Bedroom 3

Double glazed window to fore, radiator, fitted wardrobe space.

Shower Room

Obscure double glazed window to rear, half height wall tiles, non slip flooring, low level w.c, wash hand basin, disability adapted shower enclosure with electric shower, radiator.

Externally

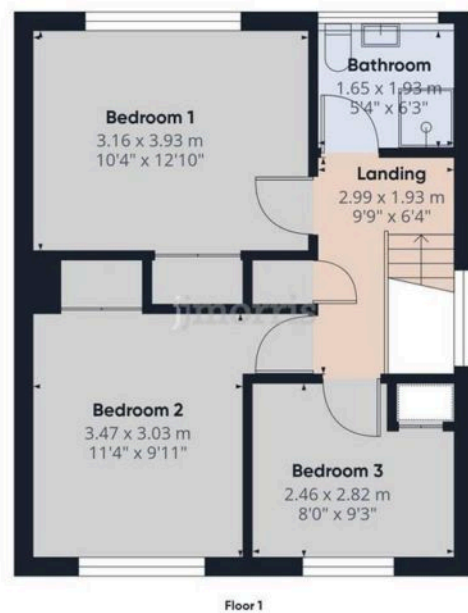
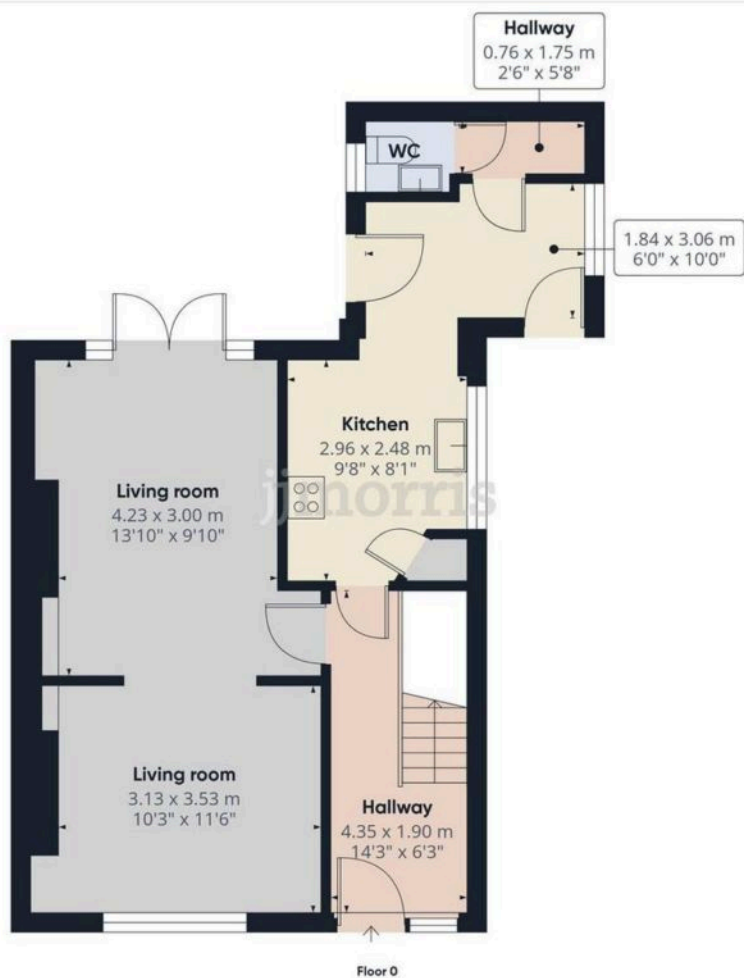
Occupying a generous corner plot, the property boasts impressive outside space with wraparound gardens that enhance both its appeal and potential. To the front, a gated entrance opens onto a charming garden area laid to lawn, bordered by mature trees and established hedging that provide privacy and character. A paved pathway winds gently through the garden, leading to the main entrance door and offering a welcoming first impression. The garden continues elegantly around the side of the property, where a substantial side garden unfolds screened by tall, well-established trees. This area offers incredible scope for future development, whether that be the creation of extensive off-road parking, a side extension, or a beautifully landscaped outdoor space (all subject to the necessary planning permissions). At the rear, the property features a large, fully enclosed garden predominantly laid to lawn, offering a blank canvas for a variety of uses. A central pathway leads toward the back of the garden, where a hardstanding area provides the ideal base for a garden shed, greenhouse, or summerhouse. The garden is entirely secure and private, making it perfect for families, pets, or simply enjoying outdoor living in peace and seclusion. With such extensive grounds, this property offers rare and exciting potential in a well-regarded residential location.

Services & Utilities

Heating Source: Gas Services: Electric: Mains Water: Mains Drainage: Mains Broadband/Wireless: Not connected Tenure: Freehold Local Authority:







Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D	63 D	
39-54	E		
21-38	F		
1-20	G		

Council Tax band: C

EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: D

