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37 Lon Yr Eglwys
St. Brides Major
The Vale of Glamorgan
CF32 0SH

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Asking price **£579,995**

Nestled in the village of St Brides Major, White Croft is a beautifully appointed family home that blends traditional character with modern comforts. From its generous living spaces to its ample garden space, this property offers great versatility.

Four bedrooms, including a study and dressing/hobbies room

Lounge with oak wood flooring and log burner

West-facing rear garden with mature planting, greenhouse, and patio seating

Gated driveway with space for 4–5 vehicles and electric garage door access

Double-glazed UPVC windows throughout, many with fitted shutters

Loft space with grey laminate flooring, hanging rails, and extra storage

Two stylish bathrooms

Fitted kitchen with AEG induction hob, Neff oven





Step through the double-glazed UPVC front door into a welcoming HALLWAY with herringbone wood flooring, white walls, and ample storage. The main LOUNGE features oak wood flooring and log burner set within a stone fireplace. Double aspect windows with shutters flood the space with natural light. A few small steps lead to a raised DINING ROOM with maple wood flooring and a wood-panel feature wall.

The KITCHEN is a blend of rustic charm and modern convenience, with dark grey roll top work surfaces, traditional cabinets with gold effect drop handles, appliances including an AEG induction hob and Neff cooker. A window overlooks the CONSERVATORY, which boasts

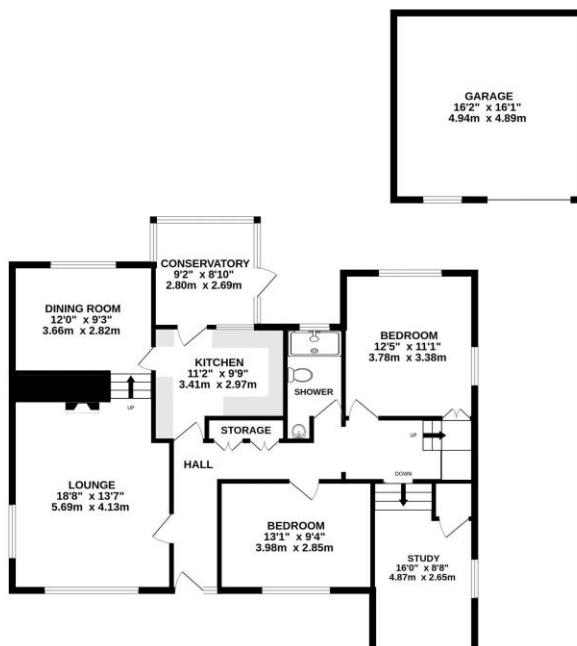
exposed brick and wooden framework completed by Nottage Joinery and gives access to the rear garden. Continuing through the hallway, BEDROOM TWO is a generous double with beige carpet, white walls, and built-in storage. Across the hall is a STUDY/ BEDROOM FOUR offering flexible use, complete with bookcase, cupboard, and under stairs storage.

The modern SHOWER ROOM showcases dark ceramic tiled flooring, a waterfall shower, frosted window, towel rail radiator and sleek sink with cupboard. BEDROOM THREE is another spacious double with fitted shutters, integral wardrobe, drawers, and bookcase. All rooms are finished with neutral tones and quality fittings.

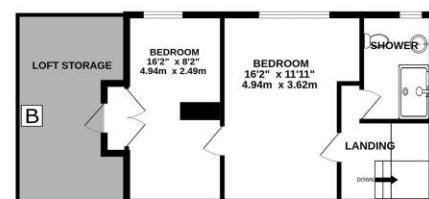
Upstairs, the PRINCIPAL BEDROOM is a spacious room with recently fitted grey carpet, white painted walls, and a double-glazed window overlooking the spacious garden. A glazed wooden door connects to a HOBBIES/ DRESSING ROOM, offering excellent storage. The EN-SUITE BATHROOM features a dark grey fitted carpet, frosted UPVC window, low-level WC, bidet, sink with mixer tap, cupboard, and a double shower tray with electric shower over.

Outside, the rear garden is a peaceful space with mature shrubbery, an apple tree, greenhouse and two seating areas, one neatly hidden away. Side access leads to the garage, which features an electric roller shutter door operable from inside the home. The front garden is equally impressive, with a large, paved driveway, lawn area and established trees and bushes. A log store to the side of the property adds practicality to this charming exterior. White Croft is a gem in a sought-after village, ideal for families and those seeking a blend of countryside charm and modern living.

GROUND FLOOR
1370 sq.ft. (127.3 sq.m.) approx.



1ST FLOOR
424 sq.ft. (39.4 sq.m.) approx.



TOTAL FLOOR AREA : 1794 sq.ft. (166.7 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 condition or working order can be given.

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Directions

From the Cowbridge travel west along the A48. Turn left at the bottom of Crack Hill and travel through Corntown and Ewenny. At the 'T' Junction turn left, travel along the B4265 and into St. Brides Major. Turn right (opposite The Fox) and take the second left onto Lon-Yr- Eglwys. Continue straight ahead and White Croft, 37 will be on your right-hand side. What3Words: older.afford.wisely

Tenure

Freehold

Services

Mains gas, electricity, water and drainage
Council Tax Band E
EPC Rating

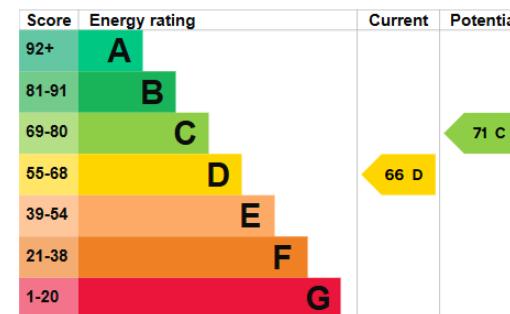
Viewing strictly by appointment through Herbert R Thomas

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