





Gwenith Gwyn Windmill Close

Wick, Cowbridge

This superb and extended detached family home has been fully refurbished throughout, will all paperwork in place, located in a quiet cul de sac position in the sought after village location of Wick, Vale of Glamorgan. Briefly the property comprises to the ground floor; entrance porch and hallway, sitting room, reception room 2, study, superb show home standard kitchen/diner, utility, rear porch and shower room. To the first floor there are four bedrooms, family bathroom and en-suite to the master bedroom. Outside there are gardens with high quality durable fencing, workshop, sheds, driveway and garage/store. The property enjoys gas central heating with a pressurised system, under floor heating, and UPVC windows and doors with triple glazing to the sitting room. Wick is within easy reach of the towns of Cowbridge, Llantwit Major and Bridgend, and within walking distance of the Heritage Coastline with its beaches. Viewings are highly recommended to full appreciate the high standard of presentation throughout, quality finish, and spacious accommodation thanks to the extension to the property by the current owner.

Council Tax band: G

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating:

- DETACHED FAMILY HOME.
- EXTENDED. 4 BEDROOMS.
- 2 RECEPTION ROOMS. EPC C73.



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- DETACHED FAMILY HOME.
- EXTENDED. 4 BEDROOMS.
- 2 RECEPTION ROOMS. EPC C73.
- DRIVEWAY. GARAGE/STORE.
- 3 BATHROOMS. STUDY.
- UNDER FLOOR HEATING.
- GCH PRESSURISED SYSTEM.
- UPVC. FULLY RENNOVATED.
- QUITE SOUGHT AFTER VILLAGE.





GROUND FLOOR

Entrance Porch

Opaque glazed front entrance door with opaque glazed side panel. Glazed oak doors to entrance hallway. Area for coats/shoes etc.

Entrance Hallway

Karndean flooring. Stairs to first floor. Doors to sitting room, reception room 2, study and kitchen/diner.

Sitting Room

13' 1" x 21' 7" (3.99m x 6.58m)

UPVC triple glazed windows to front and rear. Vertical radiators. Clear view log burner.

Reception Room

11' 0" x 10' 7" (3.35m x 3.23m)

UPVC French doors to rear. Karndean flooring. Vertical radiator.

Study

10' 1" x 7' 6" (3.07m x 2.29m)

UPVC window to front. Radiator. Karndean flooring.

Kitchen/Diner

12' 11" x 26' 0" (3.94m x 7.92m)

UPVC window to rear. Bifold door to side. Karndean flooring. Under floor heating. Fully fitted Sigma Three kitchen comprising eye level units base units with drawers and solid Corian work surfaces over with one and a half bowl moulded sink with mixer tap. Neff hob. Slide and hide ovens. Neff microwave. Down lighting. Dish washer. Space for dining room table and chairs. Door to rear porch.

Rear Porch/Boot Room

4' 9" x 7' 10" (1.45m x 2.39m)

Karndean flooring. Glazed door to rear. UPVC window to rear. Oak door to shower room. Under floor heating.





Shower Room

8' 5" x 4' 11" (2.57m x 1.50m)

Low level WC. Pedestal wash hand basin with mixer tap. Shower enclosure with mixer shower and hand held mixer shower. Partially tiled walls. Vertical radiator. Karndean flooring. Underfloor heating.

Utility

7' 5" x 5' 11" (2.26m x 1.80m)

UPVC window to front. Wall mounted Sigma 3 units and base units with work surface over and stainless steel sink with mixer tap. Space for white goods. Karndean flooring.

FIRST FLOOR

Landing

UPVC Window to front. Loft access with pull down ladder. Doors to bedrooms and family bathroom. Linen cupboard.

Bedroom 2

25' 10" x 10' 9" (7.87m x 3.28m)

UPVC windows to front. Radiators. Walk in wardrobe area offering flexible living space (easily big enough for bed etc).

Bedroom 1

9' 11" x 22' 8" (3.02m x 6.91m)

UPVC window to rear. Radiator. Walk in wardrobe. Door to en-suite bathroom.

En-Suite

6' 3" x 10' 3" (1.91m x 3.12m)

UPVC window to rear. Low level WC. Wash hand basin with mixer tap. Roll top bath with mixer tap. Partially tiled walls. Karndean flooring.

Family Bathroom

9' 10" x 7' 4" (3.00m x 2.24m)

Low level WC. Panelled bath with mixer shower attachment. Shower enclosure with mixer shower and hand held mixer shower. UPVC opaque window to rear. Vertical radiator. Karndean flooring. Partially tiled walls.

Bedroom 4

13' 0" x 7' 4" (3.96m x 2.24m)





Family Bathroom

9' 10" x 7' 4" (3.00m x 2.24m)

Low level WC. Panelled bath with mixer shower attachment. Shower enclosure with mixer shower and hand held mixer shower. UPVC opaque window to rear. Vertical radiator. Karndean flooring. Partially tiled walls.

Bedroom 4

13' 0" x 7' 4" (3.96m x 2.24m)

Radiator. UPVC window to front.

Bedroom 3

13' 1" x 9' 8" (3.99m x 2.95m)

UPVC window to rear. Radiator. Oak door to en-suite.

En-Suite

2' 11" x 7' 7" (0.89m x 2.31m)

Low level WC. Wash hand basin with mixer tap. Shower enclosure with mixer shower. Karndean flooring. Vertical radiator. Ceramic wall tiles.





GARDEN

Front - an impressive garden space, enclosed and laid to lawn. Gates on both sides of property. Side garden - low maintenance and enclosed. Paved area (porcelain tiles). Rear Harden area - low maintenance porcelain tiles. Workshop/store. Side - wood stores etc.

GARAGE

Single Garage

Garage / store - some of the garage space has been used for living space in the main house, could possibly hold a small car.

DRIVEWAY

2 Parking Spaces

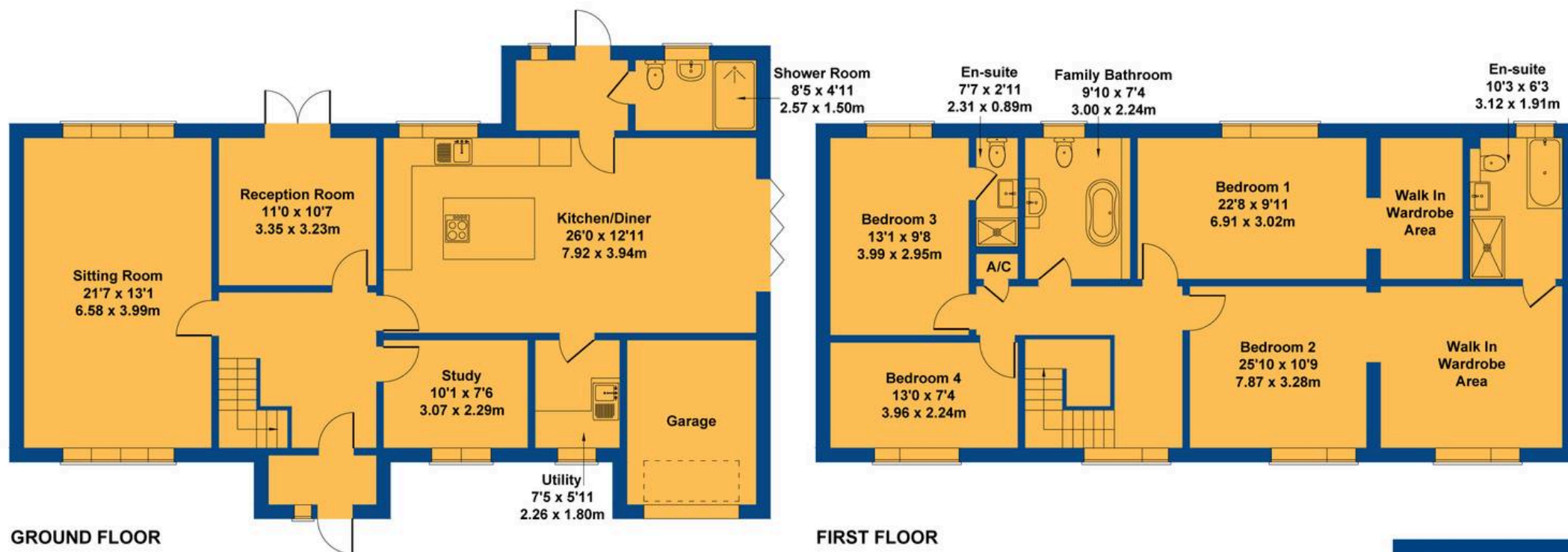
Driveway recently resurfaced, for two cars.





Gwenith Gwyn

Approximate Gross Internal Area
2357 sq ft - 219 sq m



Not to Scale. Produced by The Plan Portal 2025
For Illustrative Purposes Only.



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