





43 Shakespeare Drive

Llantwit Major, Llantwit Major

This well presented semi detached home is located in a popular mature location of Llantwit Major, Vale of Glamorgan. The property is a short walk from the shops, amenities and schools, and withing easy reach of the Heritage Coastline. The property comprises entrance hallway, family bathroom, and open plan kitchen/sitting room to the ground floor. To the first floor are two bedrooms. Outside to the front is a driveway and to the rear a sunny enclosed garden. 43 Shakespeare Drive enjoys UPVC windows and doors and gas central heating with a combination boiler. Viewings are highly recommended to fully appreciate the location and open plan living.

Council Tax band: C

Tenure: Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C

- SEMI DETACHED HOME.
- 2 BEDROOMS.
- GROUND FLOOR BATHROOM.
- GCH COMBI. UPVC.
- DRIVEWAY. SUNNY GARDEN.
- OPEN PLAN LIVING SPACE.
- EPC C70.





GROUND FLOOR

Entrance Hallway

Radiator. Ceramic floor tiles. Doors to open plan sitting room/kitchen and bathroom.

Family Bathroom

6' 2" x 6' 5" (1.88m x 1.96m)

UPVC opaque window to front. Radiator. Pedestal wash hand basin with mixer tap. Low level WC. Porcelain floor tiles. Panelled bath with electric mixer shower over. Partially tiled walls.

Kitchen/Sitting Room

18' 11" x 13' 7" (5.77m x 4.14m)

Wood effect flooring. Fully fitted kitchen comprising eye level units base units with drawers and work surfaces over. Electric hob with oven and hood. Space for white goods. Ceramic floor tiles. Breakfast bar area. Down lighting. Stairs to first floor. UPVC window to rear. Patio door to rear. Radiators.

FIRST FLOOR

Landing

Doors to bedrooms.

Bedroom 2

8' 5" x 12' 9" (2.57m x 3.89m)

Veluxes to rear. Radiator.

Bedroom 1

9' 9" x 14' 6" (2.97m x 4.42m)

UPVC window to front. Radiator. Loft access.





GARDEN

Rear garden - enclosed and low maintenance. Paved area for table and chairs etc. Gate to side.

DRIVEWAY

1 Parking Space

Driveway for one car.



43 Shakespeare Drive

Approximate Gross Internal Area
538 sq ft - 50 sq m



Family Bathroom
6'5 x 6'2
1.96 x 1.88m

GROUND FLOOR



Bedroom 1
14'6 x 9'9
4.42 x 2.97m

Bedroom 2
12'9 x 8'5
3.89 x 2.57m

FIRST FLOOR

Not to Scale. Produced by The Plan Portal 2025
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