



Seaview Cottage,
Southerndown, Vale of Glamorgan, CF32 0RW

Watts
& Morgan



Seaview Cottage,

Southerndown, Vale of Glamorgan, CF32
ORW

£250,000 Freehold

2 Bedrooms | 1 Bathrooms | 1 Reception Rooms

Double fronted refurbished terraced cottage situated in this coastal village within the Vale of Glamorgan.

The cottage enjoys coastal walks along with local amenities such as a restaurant and public house.

Accommodation comprises of Entrance Porch lounge with feature fire place. fitted kitchen with dining end for table & chairs.

First floor two double bedrooms, white bathroom/shower.

Outside enclosed front terrace. Parking to road.



Directions

Cowbridge Town Centre – 9.3 miles

Cardiff City Centre – 24.0 miles

M4 Motorway Pencoed – 8.5 miles

Your local office: Cowbridge

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Summary of Accommodation

SITUATION

Southerndown Cottage is a delightful and charming period property nestled in the quaint village of Southerndown, within the Glamorgan Heritage Coast.

Located within a short distance of Dunraven Bay and its gloriously sheltered beach; an ideal property for a home or weekend retreat.

The local Primary school in St Brides Major is a feeder school to one of the top secondary comprehensive state schools in Wales Cowbridge comprehensive.

ABOUT THE PROPERTY

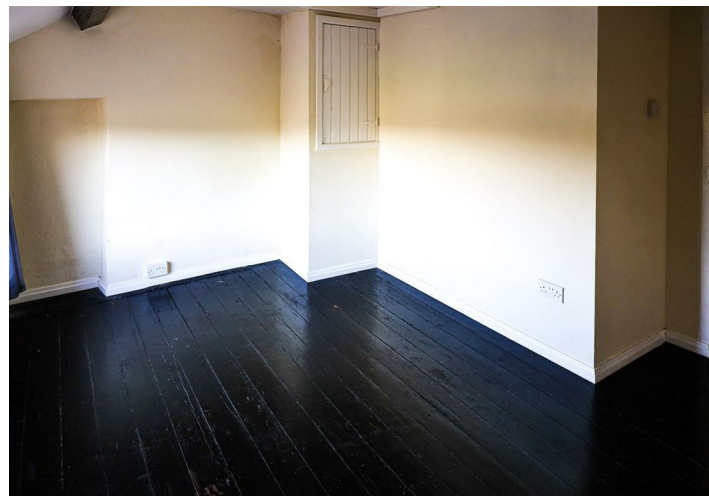
A well presented two bedroom cottage in the coastal village of Southerndown, just a short walk to Southerndown beach and Dunraven Castle. Ideal property for a home or weekend retreat.

Spacious living room to the left of the entrance hall with beautiful stone fireplace and fitted log burner. The double glazed windows offer plenty of light and views over the village of Southerndown.

The kitchen/diner to the right of the entrance is fitted with cream cupboard doors and dark work tops with matching upstands, electric hob and oven, dishwasher, washing machine and space for a fridge freezer.

Upstairs there are two sizeable bedrooms each offering plenty of light through the large windows. Over looking the front of the property.

Family bathroom fitted with a modern three piece suite, with shower above the bath.



Garden & Grounds

Southerndown Cottage is an ideal location for keen walkers and surf enthusiasts with the coastal path just a short distance away. Also, just a stones' throw away from two reputable restaurants.

Stone courtyard expanding across the front of the property.

Plenty of on road parking to the front of the property.

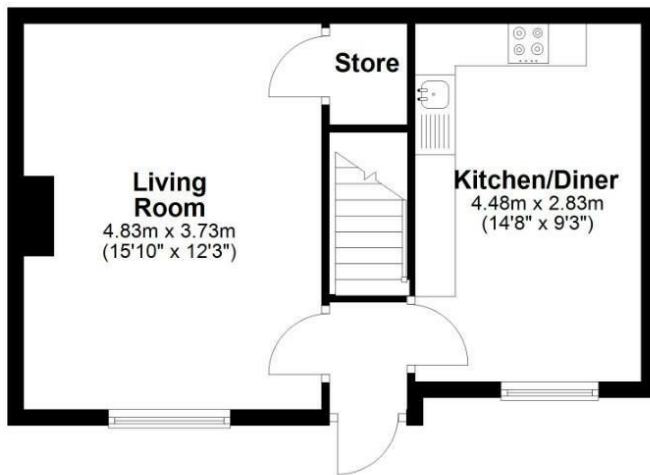
Additional Information

Freehold. All mains services connected. Electric heating. Council tax band 'E'.



Ground Floor

Approx. 36.3 sq. metres (390.8 sq. feet)



First Floor

Approx. 38.0 sq. metres (409.2 sq. feet)



Total area: approx. 74.3 sq. metres (800.0 sq. feet)

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		39	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	



Any maps and floor plans included in these sales particulars are not accurate or drawn to scale and are intended only to help prospective purchasers visualise the layout of the property. They do not form any part of any contract.



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