



The Old Cottage,  
Vale Of Glamorgan, CF32 0RW



Watts  
& Morgan

# The Old Cottage

Southerndown, Vale Of Glamorgan CF32 0RW

£1,450 Per Month

2 Bedrooms | 1 Bathrooms | 1 Reception Rooms

An impressive, fully renovated cottage in Southerndown Village. A short stroll to fine-dining 'Frolics' restaurant, the local 'Golden Cups' pub, 'West Farm' café and Southerndown beach with Dunraven castle ruins. Accommodation to include; first floor open living with log burner, bi-folding doors with amazing sea views and contemporary kitchen with integral appliances. Two ground floor double bedrooms and a contemporary family bathroom. Front paved courtyard. Viewing highly recommended to appreciate this high specification property.

EPC Rating - D

Council Tax Band - D

From either Ogmore by Sea or the village of St Brides Major, follow the B4524 into Southerndown. 'The Old Cottage' is located to the centre of the Village opposite the 'Three Golden Cups' public house and close to the roadway leading down to Dunraven Bay.

SITUATION

The Village of Southerndown is positioned within attractive countryside and adjoins the Glamorgan Heritage Coastline with its beautiful cliff top walks and mixture of sandy and stony beaches, perfect for all-year round swimming. The Village itself includes an attractive blend of old and new properties together with the ever popular 'Frolics' restaurant, the Golden Cups public house, Church and cricket club. Plus the recently opened clifftop cafe/bar West Farm with its dog-friendly terrace and stunning sea views. The Wales Coast path lies within yards of The Old Cottage, or just a short drive away at St Brides Major there is The Fox Pub and Restaurant which has been recently restored by local Welsh Rugby legend Gavin Henson which enjoys regular live music. Additionally, the Village of Ogmore is a short 5 minute drive away and has an all-year round dog-friendly beach with 12th Century Castle ruins, Pelican Inn pub and nearby Merthyr Mawr sand dunes.

The Vale of Glamorgan offers a good range of leisure and country pursuits. Slightly further afield, the Market Town of Cowbridge includes a leisure centre, various sporting clubs, fine restaurants and independent shops and delis, as well as a large Waitrose store. There are several golf clubs in the area which include the Royal Porthcawl, St. Mary Hill and the nearby Southerndown Course. Cardiff with its growing foodie and wine scene offers fantastic shopping facilities and is accessible by train from Bridgend or Llantwit Major, or via car.

ABOUT THE PROPERTY

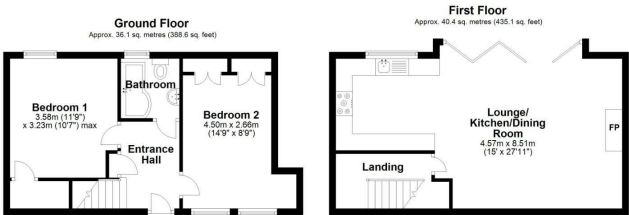
Situated on the main road through Southerndown Village with adjacent Golden Cups pub and restaurant, sits The Old Cottage which dates back to 1840. The coastal path and Southerndown beach is just a short stroll away, along with fine-dining 'Frolics' restaurant and dog-friendly West Farm café with its amazing sunset views.

A hardwood door with stained glass leads into the entrance hallway to the ground floor bedroom accommodation. The hallway benefits from a built-in storage cupboard and a carpeted staircase leads to the first floor landing.

To this ground floor are two double bedrooms, each benefitting from their own fitted storage and provide ample space for freestanding furniture.

Both bedrooms have shared use of the 3-piece family bathroom which has been fitted with a contemporary suite to include; L-shaped bath with shower over, wall-hung wash hand basin and a WC with quartz sill and an obscured sash window with modern plank-effect tiled flooring.

To the first floor landing, there is oak flooring and a large loft hatch gives access to a partially boarded loft space. A door opens through into the superb open-plan living/dining/kitchen area.



Total area: approx. 76.5 sq. metres (823.7 sq. feet)  
Plan produced by Watts & Morgan LLP  
Plan produced using PlanIt

