



The Rest Rest Bay, £380,000

- Uniquely Designed Ground Floor Apartment
- Two Bedrooms, Bathroom & En-Suite
- Partial Sea View From Living Area
- Council Tax Band E
- EPC Rating: C



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About the property

Two Bedroom apartment uniquely designed within the Victorian Grade II listed building at " The Rest " . Offering a view towards the beach from the living area, underfloor heating and high ceilings throughout. This ground floor apartment is secluded and offers private entrance from the courtyard. Entrance hallway with storage cupboard and access to a utility cupboard with provision for a washing machine and further storage. The master bedroom boasts a high ceiling and access to an en-suite shower room. The second bedroom has high ceilings and is located adjacent to the main bathroom. The high ceilings continue through to the impressive open plan living area with a fully fitted Leicht kitchen with BOSCH appliances and island breakfast bar. The current owners have cleverly designed a built in dining area with banquet seating to maximise space and storage. Two allocated parking spaces. A short walk leads to the blue flag award winning beach at Rest Bay and is adjacent to the prestigious Royal Porthcawl Golf Club. An idyllic coastal location with commutable links to the M4.



Accommodation

Entrance Hallway

Kitchen/ Living/ Dining

20' 11" x 15' 9" (6.38m x 4.80m)

Master Bedroom

11' x 10' 2" (3.35m x 3.10m)

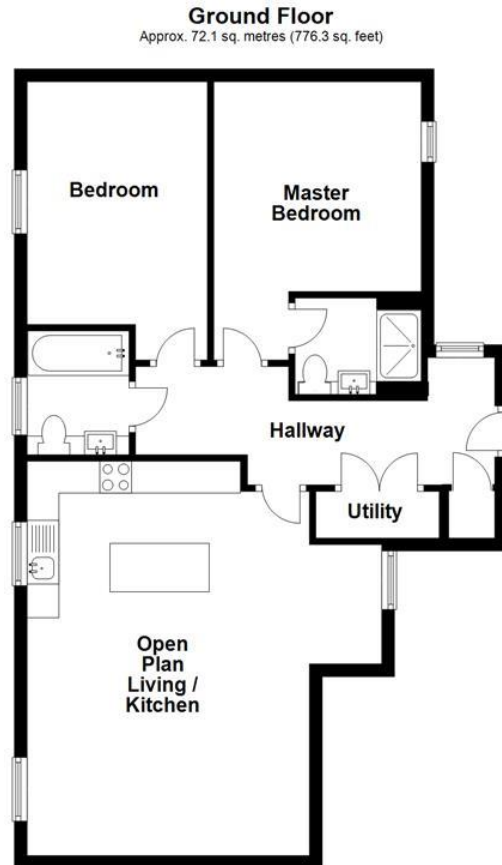
En-Suite Shower Room

Bedroom Two

11' x 9' 6" (3.35m x 2.90m)

Bathroom

Floorplan



Total area: approx. 72.1 sq. metres (776.3 sq. feet)

Important Information

Note while we endeavour to make our sales details accurate and reliable, if there is any point which is of particular interest to you, please contact the office and we will be pleased to confirm the position for you. We have not personally tested any apparatus, equipment, fixtures, fittings or services and cannot verify they are in working order or fit for their purposes. Nothing in these particulars is intended to indicate that carpets or curtains, furnishings or fittings, electrical goods (whether wired or not). Gas fires or light fittings or any other fixtures not expressly included form part of the property offered for sale. This computer generated Floorplan, if applicable, is intended as a general guide to the layout and design of the property. It is not to scale and should not be relied upon for dimensions. Tenure: We cannot confirm the tenure of the property as we have not had access to the legal documents. The buyer is advised to obtain verification from their solicitor or surveyor.

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