
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Silverdene, Craig Yr Eos Road, Ogmores-By-Sea

offers over £475,000

 **pablack**

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About the property

Positioned in the coastal village of Ogmores-by-Sea, this three-bedroom semi-detached true bungalow offers an opportunity for those seeking a home with some sea views. Within an elevated position, the property is designed to take full advantage of its surroundings, and featuring spacious front and rear gardens with mature trees and hedges designed to afford privacy from surrounding properties. The bungalow itself presents excellent potential for reconfiguration, improvement, and extension, subject to the necessary planning permissions. The accommodation begins with an entrance porch that doubles as a utility area, complete with a convenient walk-in shower. A through lounge and sitting room, where a cosy wood burner creates a cozy and inviting atmosphere. Large sliding patio doors open onto a raised terrace, offering a perfect spot to enjoy the sea views. The kitchen and breakfast room to the rear provides space for a dining table and chairs. The bay-fronted master bedroom also enjoys sea views. There are an additional two single bedrooms, one housing the boiler cupboard and both with space for wardrobes.

Outside, the property includes gated driveway parking and an old garage/store, which, while in need of attention, adds to the overall potential of the home. This bungalow represents an opportunity to create a great coastal home.

Accommodation

Entrance Porch

Positioned at the side of the property, a glazed door opens into a porch featuring a rear window and tiled flooring. Inside, wall units provide storage, while a radiator keeps the space warm. There's room for white goods, and the porch also includes a fully tiled walk-in shower. A door leads from the porch into the hallway.

Entrance Hallway

Featuring a combination of tiled and carpeted flooring, this area provides access to all rooms and includes a radiator

Kitchen / Dining Room

14' 8" max x 13' 3" (4.47m max x 4.04m)
Installed in 2022, the new kitchen features a tiled floor and wall and base units running along both sides, including a larder cupboard with complimentary worktops. The kitchen is equipped with a 5-ring gas hob, chrome cooker hood, double oven, space for a fridge/freezer, and an integrated dishwasher. A stainless steel sink and drainer add to the functionality, while two radiators provide warmth. French doors open to the rear garden, accompanied by an additional glazed window, and the space is illuminated by spotlights





Living Room

14' 8" max x 11' 5" (4.47m max x 3.48m)

Accessible through glazed doors from the kitchen or separately from the hallway, this area features laminate flooring and includes a wood burner, a radiator, and a convenient recess for log storage. The space is open plan to lounge

Lounge

11' 2" x 9' 8" (3.40m x 2.95m)

Featuring wood-effect flooring and a radiator, this space offers sea views. Sliding patio doors on the front elevation open onto a paved terrace, providing a perfect spot to take in the view.

Bedroom One

13' 8" x 9' 9" upto bay (4.17m x 2.97m upto bay)

Bay fronted double bedroom with sea views. Space for wardrobes, Carpets and a double radiator fitted in 2022.

Bedroom Two

10' 10" x 7' (3.30m x 2.13m)

Double glazed window to the side aspect. Laminate flooring. Radiator and cupboard housing boiler which



the vendor advised is serviced annually and inspection carried out in May 2024. Loft access

Bedroom Three

10' 10" x 7' 1" max (3.30m x 2.16m max)

Double glazed window to the side. Carpets, radiator and space for wardrobes.

Bathroom

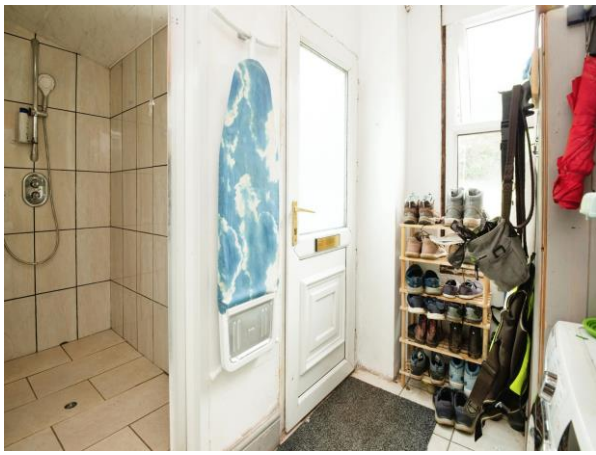
Fully tiled walls and floor and fitted with a 3 piece suite comprising of panel bath, wash hand basin with vanity unit, w.c and radiator. Obscure glazed window to the side aspect

External

Wooden gates open onto the driveway, leading to a garage and store shed that are currently in disrepair. The driveway extends into a generously sized front garden, laid to lawn and lined with mature trees, creating a welcoming approach. A combination of walls and hedges defines the property's boundary, enhancing its privacy. A pathway winds through the garden, guiding you to the house, which is elevated to capture the sea views at the front. Steps ascend to a terrace with a balustrade, offering a perfect vantage point to enjoy the scenery.









This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.focalagent.com

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