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herbert r thomas

38 Seaview Drive

Ogmore-By-Sea

The Vale of Glamorgan

CF32 0PB

hrt.uk.com

38 Seaview Drive

Asking price **Guide Price**

£650,000

A three-bedroom detached bungalow on a larger than average corner plot, enjoying uninterrupted Sea and coastal Views.

Detached three bedroom bungalow.

Outstanding, uninterrupted Sea & Coastal Views.

Larger than average corner plot.

Potential to extend and remodel subject to relevant planning permission.

Sold with vacant possession and no upward chain.

Lounge plus kitchen/dining room enjoying outstanding views to front.

Three bedrooms, Family bathroom and separate shower room.

Off-road parking plus detached store room (previously a garage).





Sitting on a generous corner plot and benefiting from outstanding, uninterrupted sea and coastal views, this three-bedroom detached bungalow is offered to the market for the first time in over 35 years. The property holds significant potential for extension and remodelling, subject to the relevant planning permissions. It is being sold with vacant possession and no upward chain.

The accommodation, which has been well maintained but requires decorative updating, comprises: an **ENTRANCE PORCH** with double doors leading into the **INNER HALLWAY**.

The dual-aspect **LOUNGE**, with bay windows to the front and side enjoying views across the Bristol Channel, is a generously sized reception room.

Adjacent to the lounge, and enjoying the same outstanding views, is the **KITCHEN/DINING ROOM**. The kitchen features a fitted range of pine, base and wall-mounted units, an integrated double oven, and a gas hob. There is space and plumbing for an under-counter fridge. Ceramic tile flooring continues from the kitchen into the **UTILITY ROOM**, which has a door leading to the side driveway. The utility room includes further base and wall-mounted units, space and plumbing for white goods, and houses the modern Worcester gas-fired central heating boiler.

The bungalow offers three bedrooms. **BEDROOM ONE** has a bay window to the side, enjoying views over the garden and the Bristol Channel, and is currently used as an additional reception room.

BEDROOM TWO and **BEDROOM THREE** both have windows to the rear. The **FAMILY BATHROOM**, with a window to the side, features a coloured three-piece suite including a panelled bath, low-level WC, and pedestal washbasin, with full tiling to walls.

The separate **SHOWER ROOM** has a white three-piece suite, including a shower enclosure with a mains-powered shower.

OUTSIDE, the property offers off-road parking on a driveway with space for several vehicles, leading to a **STOREROOM**(formerly the garage). The storeroom benefits from power and lighting and includes a pedestrian door providing access to the rear garden.

The lawns, which wrap around the bungalow, are bordered by block-walling and feature mature shrub and flower beds.

AWAITING FLOORPLANS





Directions

From Cowbridge travel West along the A48, At the bottom of Crack Hill, Turn left and travel through the villages of Corntown and Ewenny. At the T junction turn left, then take the next right. Follow this road, alongside the Estuary and into Ogmores-BY-Sea, travel along Main Road and take the first right hand turning. Proceed down the hill and bear right onto Seaview where number 38 will be found indicated by our for sale board.

What3Words: Attitudes.Rested.Recount

Tenure

Freehold

Services

Water, Electric, Gas, Drainage.
Council Tax Band F
EPC Rating

Viewing strictly by
appointment through
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AWAITING EPC

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