

Channel View, Ogmore-By-Sea,
Vale Of Glamorgan, CF32 0QA

Watts &Morgan



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Guide Price £450,000 Freehold

4 Bedrooms | 1 Bathroom | 2 Reception Rooms

In a truly outstanding position within Ogmore-By-Sea, offering breathtaking panoramic sea views. A four bedroom detached bungalow with generous south-facing plot. A fully modernised and very well-presented bungalow comprising; lounge and separate dining room with sea views, fitted kitchen/breakfast room and a luxurious 4-piece bathroom with roll-top bath. Four double bedrooms, three with sea views. Lawned frontage and a sheltered rear garden. Viewing highly recommended to appreciate this superb bungalow within a prime position in Ogmore By Sea.

EPC Rating; D.







Directions

Cowbridge Town Centre – 9.2 miles

Cardiff City Centre – 27.1 miles

M4 Motorway – 8.2 miles

Your local office: Cowbridge
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Summary of Accommodation

ABOUT THE PROPERTY

Positioned on Ogmore beach, in an elevated spot over the common, and just a stones' throw away from the sea sits Channel View.

A gated access from the south-facing front garden leads to the front entrance and into the neutrally decorated lounge enjoying the most amazing sea views. This large reception space is ideal for entertaining or to relax to enjoy the stunning sunsets. From here, a door leads into the dining room with a cupboard housing the 'Vaillant' gas boiler and two uPVC windows make the most of the sea views.

A step down from the dining room leads into the kitchen/breakfast room which is a good size and is fitted with a range of farmhouse white shaker style wall and base units with complementary laminate work surfaces. Space is provided for two white good appliances along with space for a freestanding electric cooker and undercounter fridge. Two broad windows overlook the rear garden and ample space is provided for a breakfast table and chairs, with a uPVC door providing access out to the garden.

From the dining room, a step leads down into the luxurious family bathroom which has been fitted with a quality suite comprising; roll-top bath with hand-held shower, separate shower enclosure, freestanding vanity unit with basin and a WC. The bathroom presents mosaic tiled flooring and wood-effect tiled walls with a sea-view from the broad window.

To the opposite side of the bungalow lies the bedroom accommodation. The sizeable bungalow offers four generous double bedrooms; the principal room has its own range of fitted wardrobes, whilst the other three rooms have outstanding sea views.

GARDENS AND GROUNDS

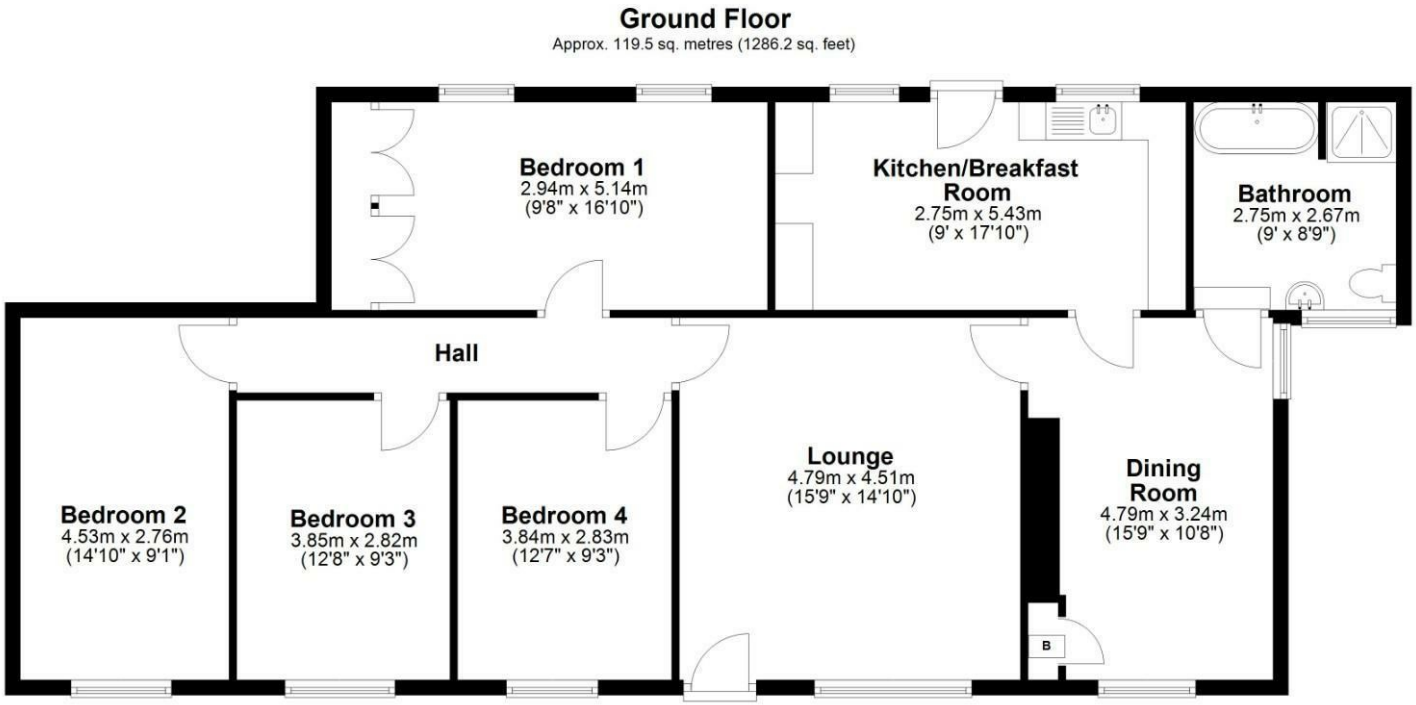
Accessed directly through the car park for Ogmore Beach, and with right of access across the common, sits Channel View. With plenty of parking, and the most glorious views over Ogmore Beach, Porthcawl and beyond.

A double gated access opens into a fully enclosed south-facing front garden enjoying a sunny position with the most amazing outlook. The garden is laid to lawn with plenty of space to entertain, with gated access leading around to the rear sheltered garden.

ADDITIONAL INFORMATION

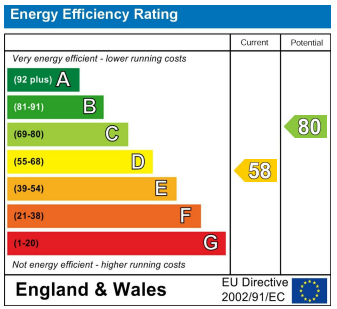
Freehold. All mains services connected. Gas-fired central heating. Council tax band E.





Total area: approx. 119.5 sq. metres (1286.2 sq. feet)

Plan produced by Watts & Morgan LLP.
Plan produced using PlanUp.



Scan to view property

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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