



Ty Celyn 51 Broadway
Cowbridge, CF71 7EX

Watts
& Morgan



Ty Celyn 51 Broadway

Llanblethian, Cowbridge, CF71 7EX

Offers Over £950,000 Freehold

4 Bedrooms | 3 Bathrooms | 3 Reception Rooms

Beautifully combining timeless character with contemporary design, this exceptional four double bedroom detached home offers spacious, impeccably presented accommodation in one of the area's most desirable residential locations. At its heart is a magnificent open-plan kitchen, dining and family living space, perfectly designed for modern lifestyles and effortless entertaining, complemented by a separate sitting room, luxurious bedroom suites and high-quality finishes throughout. Outside, the landscaped south-facing garden provides a superb extension of the living space with a porcelain terrace and bespoke pergola, while generous driveway parking adds further practicality. Situated within comfortable walking distance of excellent schools, local amenities and the town centre, this outstanding home offers an enviable lifestyle for families seeking both convenience and elegance.



Directions

Cowbridge Town Centre – 0.0 miles

Cardiff City Centre – 13.0 miles

M4 Motorway Pontyclun – 5.8 miles

Your local office: Cowbridge

T: 01446 773500

E: cowbridge@wattsandmorgan.co.uk





Summary of Accommodation

About The Property

An exceptional four double bedroom detached family home, beautifully renovated and thoughtfully designed to offer stylish, contemporary living whilst retaining an abundance of character and charm. Ideally positioned within easy walking distance of local amenities, highly regarded schools and the town centre, this impressive residence provides spacious and versatile accommodation perfectly suited to modern family life.

The welcoming entrance porch leads into a bright and spacious reception hall, complete with an elegant turning staircase, useful understairs storage and a generous cloakroom/boot room with WC, creating a practical space for everyday family living.

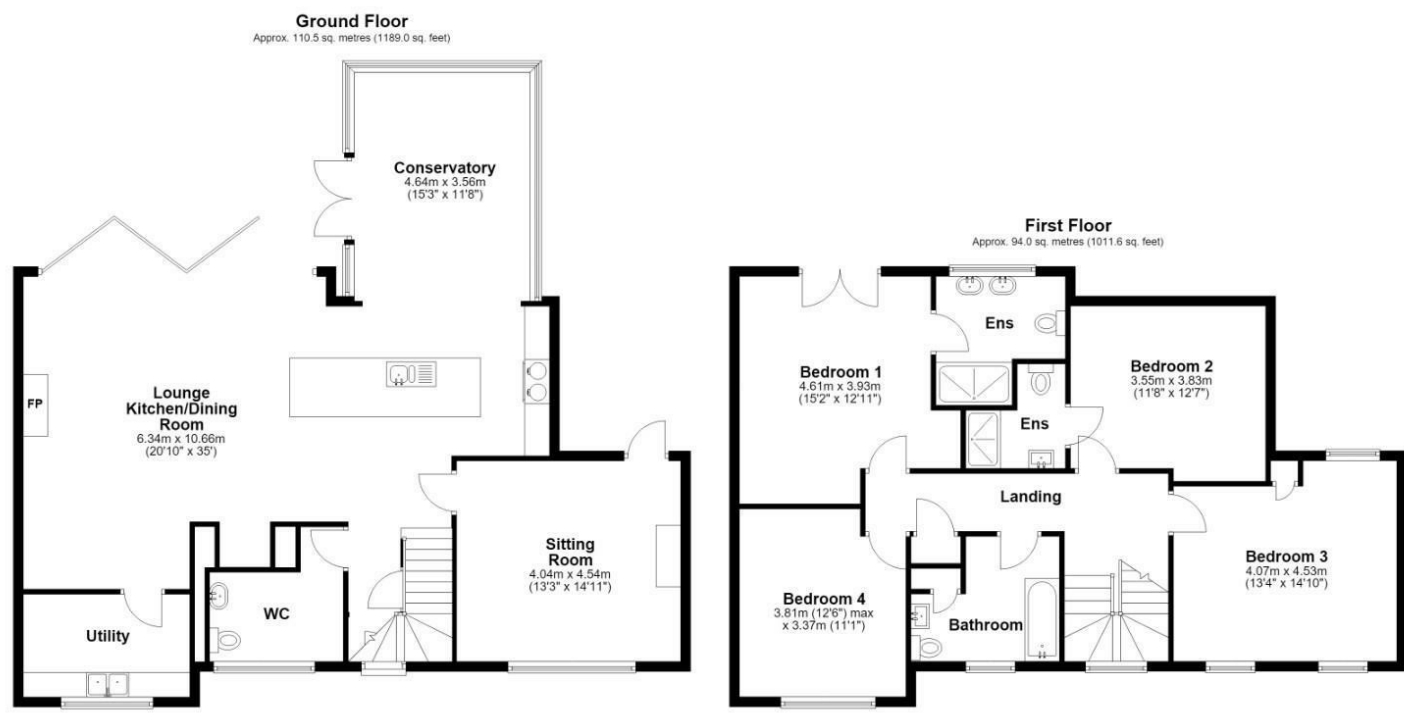
Undoubtedly the heart of the home is the stunning open-plan kitchen, living and entertaining space. Finished with beautiful herringbone oak flooring throughout, the living area features bespoke panelling, an impressive Chesney wood-burning stove with carved stone surround and bi-fold doors opening directly onto the garden, seamlessly blending indoor and outdoor living. The bespoke Neptune Shaker-style kitchen is beautifully appointed with polished worktops, an impressive central island with breakfast seating, integrated appliances and a premium Everhot range cooker, creating a space that is equally suited to everyday living and entertaining. A hard-wired Bluetooth speaker system enhances the atmosphere throughout the ground floor.

Flowing effortlessly from the kitchen is a light-filled dining garden room with oak flooring, extensive glazing and French doors opening onto the rear terrace, offering an ideal setting for family meals and summer gatherings.



A separate sitting room provides a more intimate retreat, featuring dual aspect windows, a traditional open fireplace and direct access to the garden, while a well-equipped utility room offers additional storage, fitted Shaker cabinetry, a porcelain sink and dedicated laundry space.

To the first floor, the generous principal suite enjoys French doors opening onto a Juliette balcony, fitted wardrobe recesses and a luxurious en-suite shower room with twin wash basins and a walk-in shower. A second double bedroom also benefits from its own en-suite shower room, while two further well-proportioned double bedrooms are served by a beautifully appointed family bathroom complete with a classic roll-top bath, patterned tiled flooring and period-inspired fittings.



Total area: approx. 204.4 sq. metres (2200.6 sq. feet)

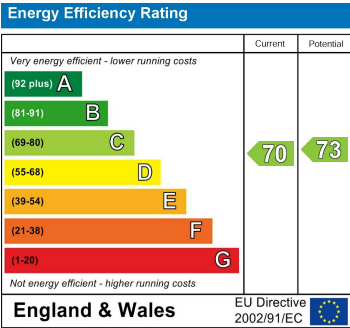
Garden & Grounds

Approached via a wide gravelled driveway enclosed by an attractive stone boundary wall, the property offers generous off-road parking and an immediate sense of privacy and kerb appeal.

The enclosed south-facing rear garden has been thoughtfully landscaped to create an idyllic space for both relaxation and entertaining. A generous porcelain tiled terrace provides the perfect setting for outdoor dining and is complemented by a contemporary aluminium pergola featuring an electrically operated sliding roof, integrated lighting and power. Beyond, a well-maintained lawn is bordered by mature planting, creating a peaceful backdrop, while a timber double garden shed provides useful additional storage. Gated side access completes this practical and beautifully presented outdoor space.

Additional Information

Freehold. All Mains Connected. Council Tax Band G.



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.



Bridgend

T 01656 644 288

E bridgend@wattsandmorgan.co.uk

Cowbridge

T 01446 773 500

E cowbridge@wattsandmorgan.co.uk

Penarth

T 029 2071 2266

E penarth@wattsandmorgan.co.uk

London

T 020 7467 5330

E london@wattsandmorgan.co.uk

Follow us on



**Watts
& Morgan**