



1 Woodbine Cottages
Peterston-Super-Ely, CF5 6LJ

Watts
& Morgan



1 Woodbine Cottages

Peterston-Super-Ely, Cardiff CF5 6LJ

Guide Price £425,000 Freehold

2 Bedrooms | 1 Bathrooms | 2 Reception Rooms

Situated in the heart of the sought-after village of Peterston-super-Ely, this immaculate two double bedroom cottage beautifully blends character features with modern living. The spacious kitchen/diner is fitted with solid wood units, black granite worktops, a Belfast sink, and a cream range oven, all complemented by large stone floor tiles. The main living room features herringbone flooring and a striking exposed brick fireplace with a gas fire, while the rear sitting room offers underfloor heating, tiled floors, and bi-fold doors opening onto a sunny south-facing garden.

Upstairs are two generously sized double bedrooms, with the master offering access to a spacious attic room—ideal as a third bedroom, home office or playroom. The ground floor also includes a stylish family bathroom with both a freestanding shower and bath. Outside, the low-maintenance garden includes a stone-built BBQ, large wooden shed, and a peaceful mix of patio and gravel. The property further benefits from a garage, off-road parking, and is within the catchment for the highly regarded Cowbridge Comprehensive School.



Directions

Cowbridge Town Centre – 8.6 miles

Cardiff City Centre – 7.6 miles

M4 Motorway – 4.0 miles

Your local office: Cowbridge

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Summary of Accommodation

About The Property

Nestled in the heart of the sought-after village of Peterston-super-Ely, this immaculate two double bedroom cottage perfectly blends period charm with modern living. Upon entry, you're welcomed into a beautifully crafted kitchen/diner, featuring solid wood doors, striking black granite worktops, a large Belfast sink, and a cream-coloured range oven. The space is completed with large stone floor tiles, offering both practicality and traditional charm. A wine rack/Welsh dresser adds a touch of character and is included with the property.

From the kitchen, you step into the inviting main living room, boasting elegant herringbone flooring and a stunning exposed stone and brick fireplace with a gas fire—perfect for cosy evenings.

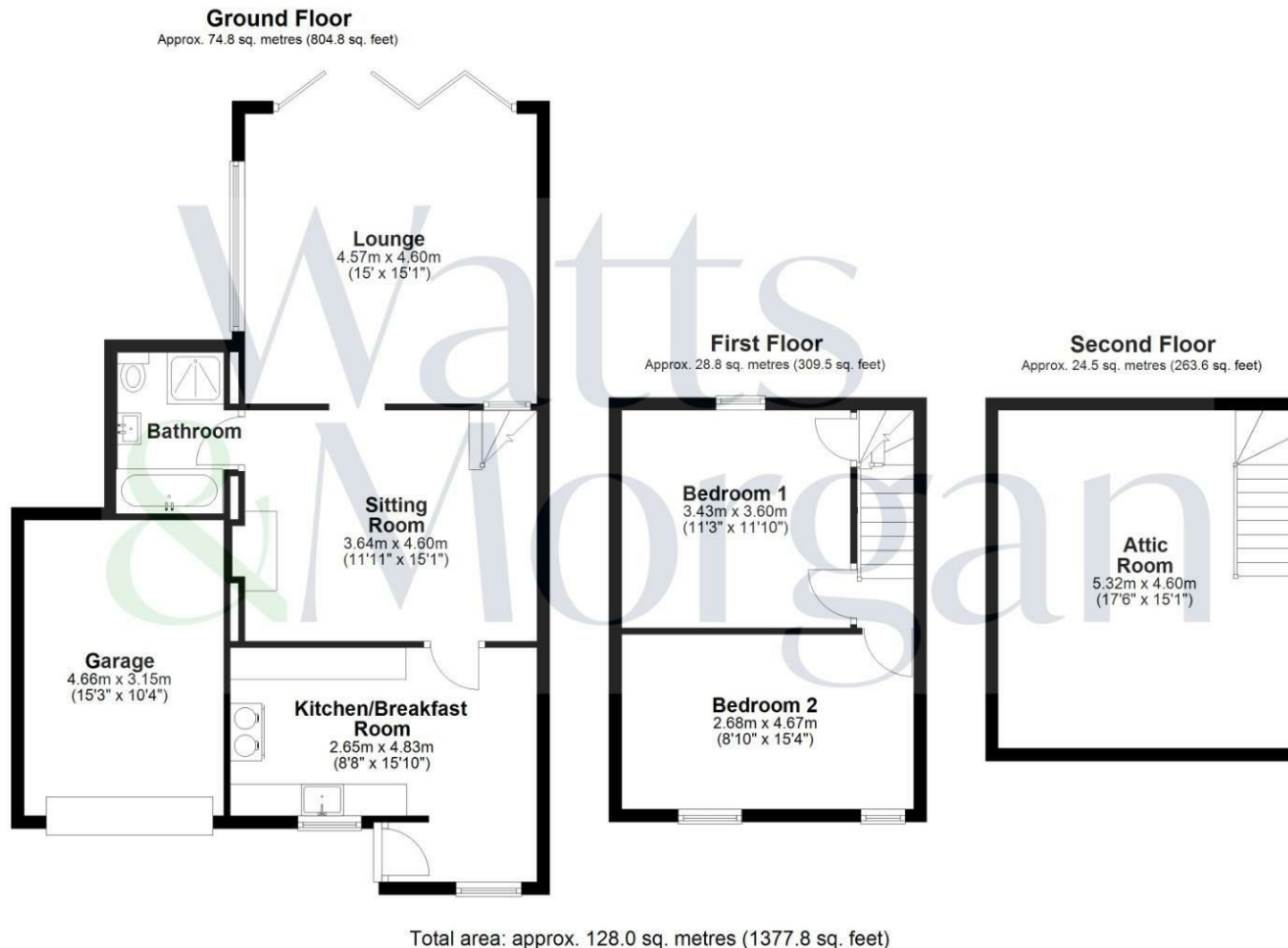
Flowing through to the rear of the property is a recently constructed second sitting room, which is flooded with natural light from multiple windows and expansive bi-fold doors opening onto the garden. With underfloor heating and high-gloss tiled flooring, this serene space offers a calm and relaxing atmosphere all year round.

The family bathroom is located on the ground floor and features a freestanding shower, bathtub, and underfloor heating, ensuring comfort and style in equal measure.

To the first floor are two spacious double bedrooms, both tastefully decorated. The master bedroom also provides access via a fixed staircase to a generous attic room, which offers superb versatility—ideal as a potential third bedroom, home office, or playroom.

The property also benefits from a garage and off-road parking, a rarity in such a central village location.



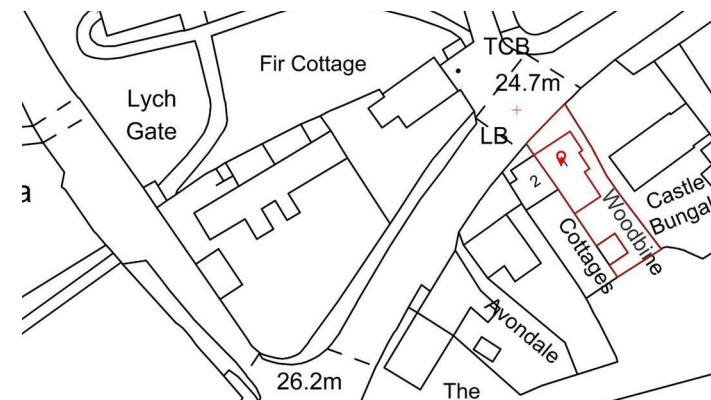


Garden & Grounds

The charming south-facing rear garden is designed for ease of maintenance and tranquil enjoyment. A combination of patio and decorative gravel provides a versatile outdoor space, ideal for entertaining or simply relaxing. A large timber shed offers excellent storage, and a handsome stone-built barbecue makes alfresco dining a delight. Surrounded by mature greenery, the garden enjoys a high degree of privacy and a wonderfully peaceful ambience.

Additional Information

Freehold. All mains connected. Council Tax Band E. No on going chain.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	49	76
England & Wales		
EU Directive 2002/91/EC		



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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