



Crud Yr Awel, Llandow  
Cowbridge, CF71 7PY



Watts  
& Morgan

# Crud Yr Awel Llandow

Cowbridge CF71 7PY

## £1,950 Per Month

3 Bedrooms | 2 Bathrooms | 1 Reception Rooms

Situated in a beautiful rural setting this impressive three-bedroom detached family home offers spacious and versatile accommodation ideal for countryside living.

The property boasts generously sized rooms throughout, all of which are light and airy.

At the heart of the home is a large kitchen and dining area with separate utility room. Two spacious sitting rooms. Additional features include a convenient downstairs shower room, a large family bathroom. Three generous bedrooms, excellent storage, and private gardens with surrounding countryside views.

The property is also being decorated throughout, a new en-suite bathroom is being fitted and a new fence in the rear garden.

Ample parking along with a garage for additional storage.

Perfectly positioned to enjoy both countryside and coastal living, the property benefits from convenient access to the popular market town of Cowbridge and the historic coastal town of Llantwit Major, both offering excellent local amenities, schools, cafés, shops, and transport links.

EPC Rating - Awaiting new EPC

Council Tax Band - G

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			
England & Wales		EU Directive 2002/91/EC	

