



Cheltenham Road  
Nottage, Porthcawl, CF36 3PT

Price £350,000



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This semi-detached dormer bungalow presents an excellent opportunity for families seeking a comfortable and convenient home. Just a short stroll from the delightful Nottage Village and the well-regarded West Park Primary School, this property is ideally situated for those who value community and accessibility.

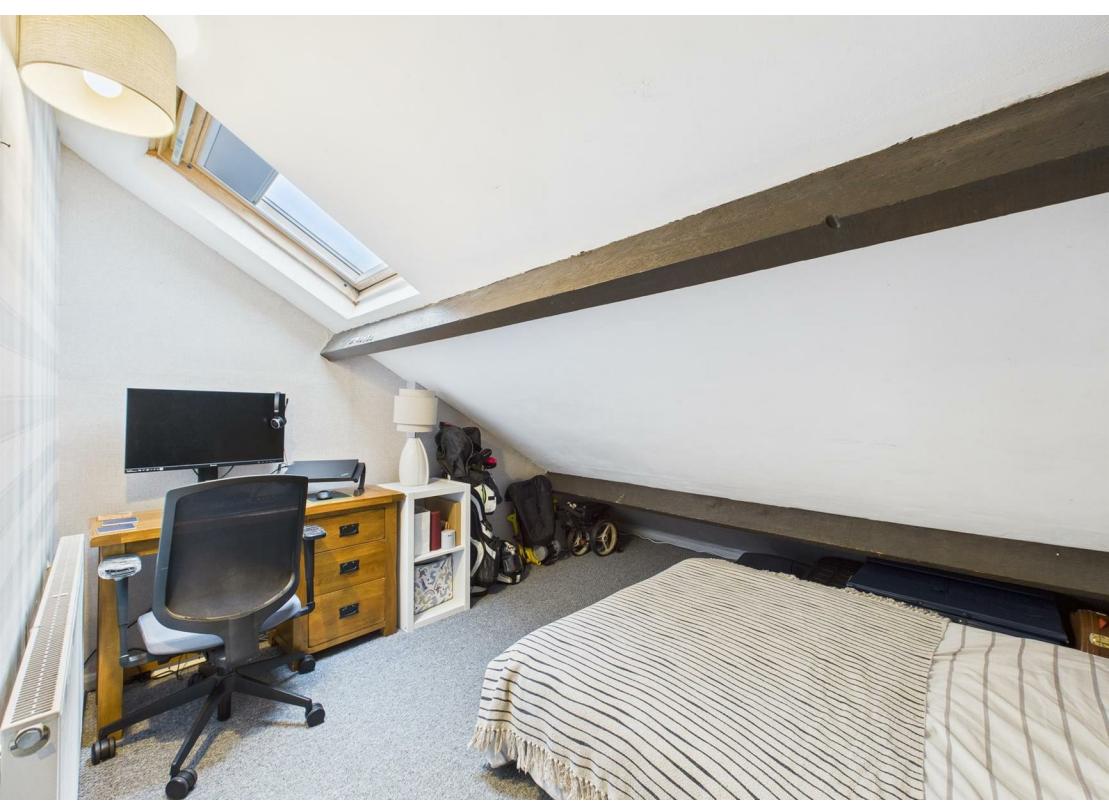
Upon entering, you are welcomed by a hallway that leads to a practical shower room and a ground floor bedroom, perfect for guests or as a study. The inviting living room features a wood burner, creating a warm and cosy atmosphere for family gatherings. Adjacent to the living room, the dining room offers a lovely space for entertaining, with stairs leading to the first floor and easy access to the kitchen, making meal preparation a breeze.

The first floor boasts three bedrooms, providing ample space for family members or visitors, along with a family bathroom that caters to all your needs.

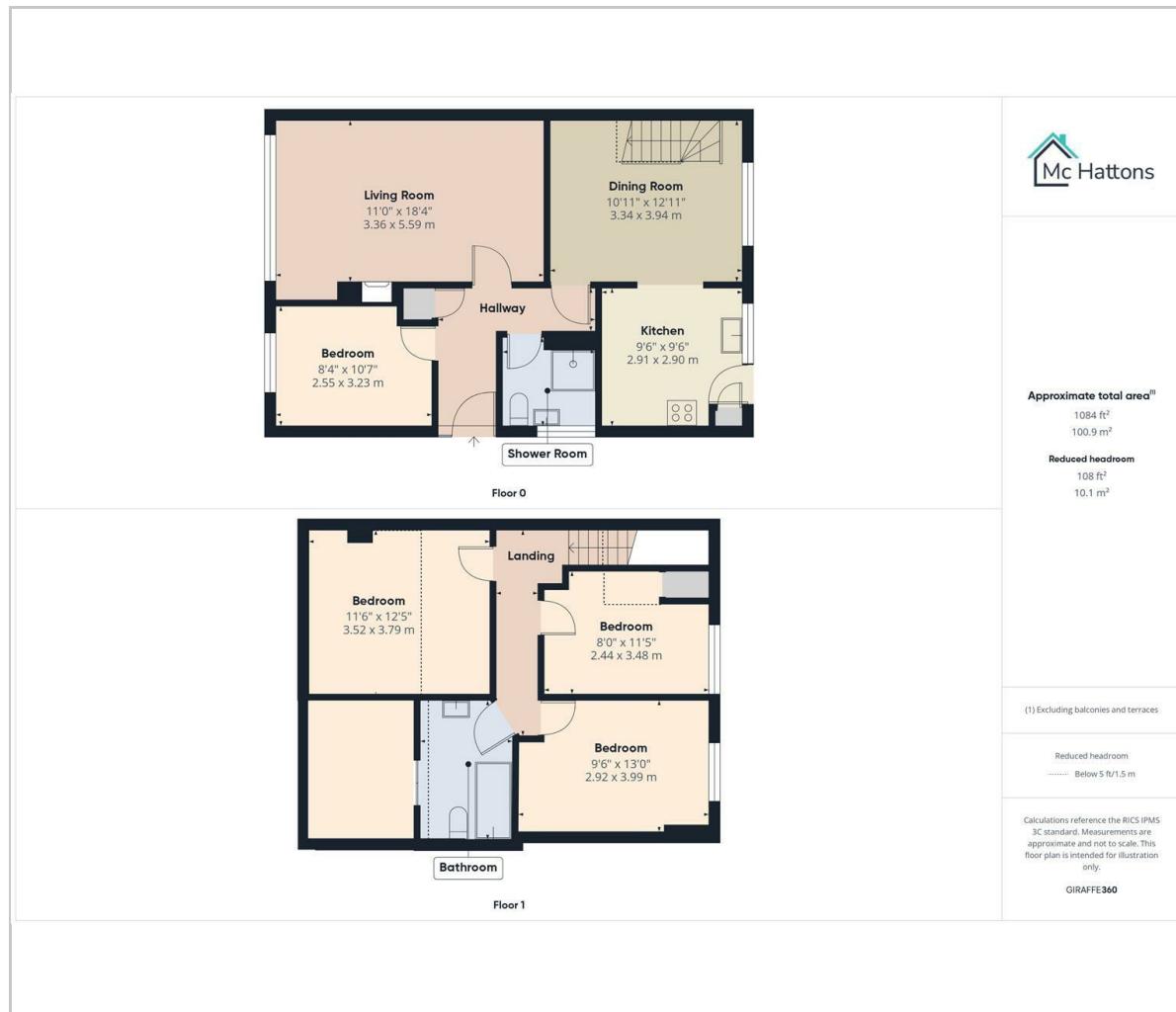
Outside, the property benefits from off-road parking at the front, ensuring convenience for residents and guests alike. The rear garden is a delightful retreat, featuring a decking area perfect for al fresco dining, a lawn for children to play, and a brick-built storage shed for all your gardening tools and equipment.

This home is ideally located for families, with easy access to nearby beaches and play areas, making it a wonderful choice for those who enjoy outdoor activities. With its blend of comfort, space, and a prime location, this property is not to be missed.





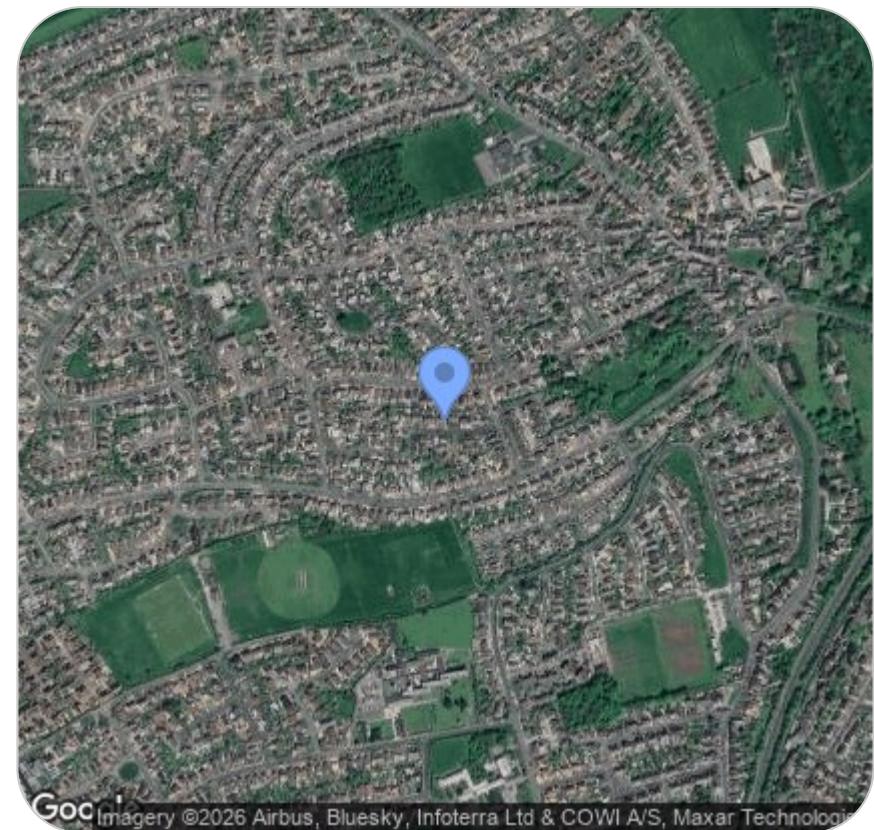
## Floor Plan



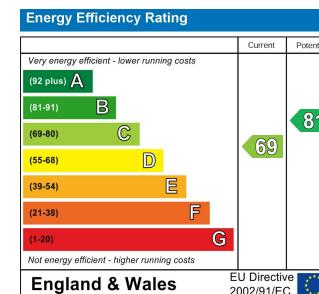
## Viewing

Please contact our McHattons - Porthcawl Office on 01656 331577 if you wish to arrange a viewing appointment for this property or require further information.

## Area Map



## Energy Efficiency Graph



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