

herbert r thomas

CELEBRATING 100 YEARS

1926-2026

5 Woodstock Mews, North Road, Cowbridge

£221,000

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Cowbridge

A rare opportunity to purchase a purpose-built two-bedroom first floor apartment in the heart of Cowbridge town centre. Ideal for Owner occupancy or a buy-to-let investment.

Council Tax band: D

Tenure: Leasehold

200yr Lease from 2001

Annual Service charge £700

Plus - Share of Freehold

EPC Energy Efficiency Rating: C

EPC Environmental Impact Rating: C



- Rare to the market
- Two bedroom first floor apartment
- Purpose-built development within Cowbridge town centre
- Ideal for Owner occupancy or buy to let investment
- Well presented accommodation throughout
- Walking distance to all of the town's amenities and services
- One allocated parking space
- Viewings highly recommended
- Vacant possession and no onward chain





Apartment five Woodstock Mews sits in a convenient location within walking distance to all of Cowbridge's amenities and services.

This purpose-built two bedroom first floor apartment is ideal for owner occupancy or as a buy-to-let investment.

The development of just six apartments, offers well presented and maintained communal hallways.

The apartment offers accommodation comprising: A large 'L shaped' entrance **HALLWAY** with cloaks storage cupboard plus **UTILITY CUPBOARD** with space and plumbing for washing machine with tumble dryer stacked over. Plus a loft inspection point. The hallway has vinyl wood affect flooring which continues throughout the main reception room and bedrooms.

The **LOUNGE/DINING ROOM** Is a generous sized reception room flooded with light from windows to both sides.

The **KITCHEN** with window overlooking the courtyard car park, has a fitted range of high gloss white base and wall mounted units with rolltop work surfaces with splashback tiling over. Integrated oven with four ring hob above and cooker hood over. vinyl flooring. Wall mounted Glow Worm central heating boiler.

The apartment offers two bedrooms both with windows to side aspect. **BEDROOM TWO** has built-in wardrobe cupboards.

The **FAMILY BATHROOM** with obscure glazed window to side has a white three-piece suite including panel bath with electric power shower over and splashback tiling to walls.

Outside within the car park, the property has one **ALLOCATED PARKING SPACE**. Within the grounds are communal close lines for use of residents.

200yr Lease from 2001

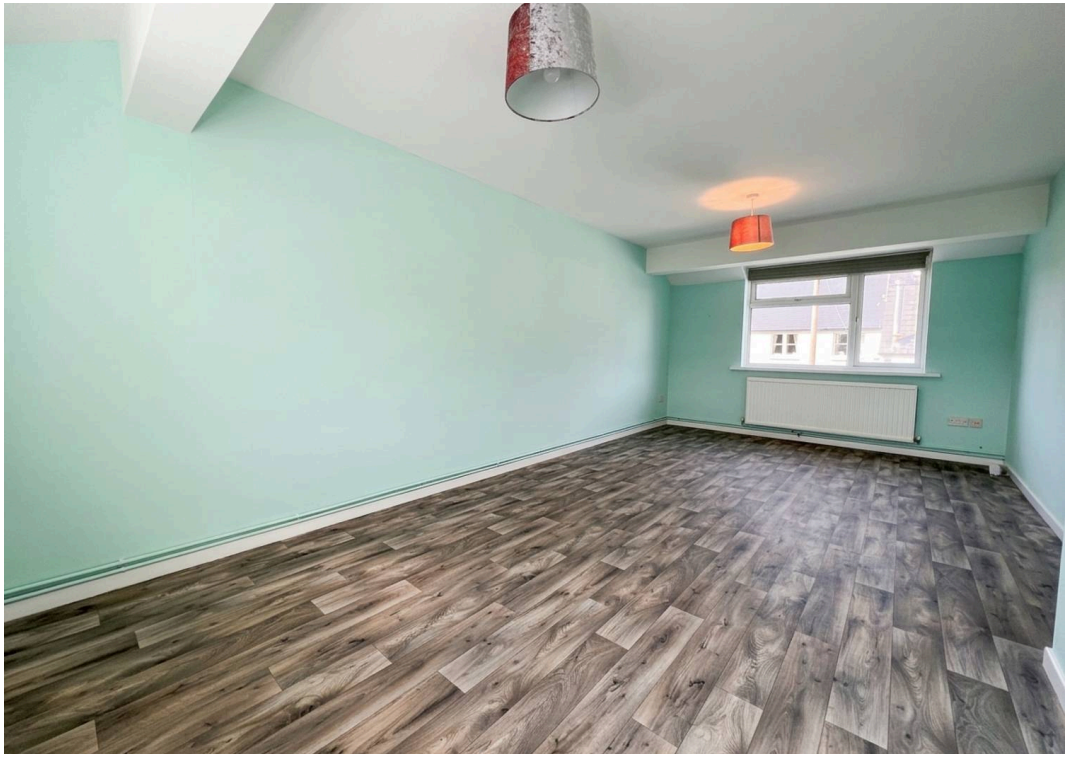
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what3words:saunas.increment.curvy



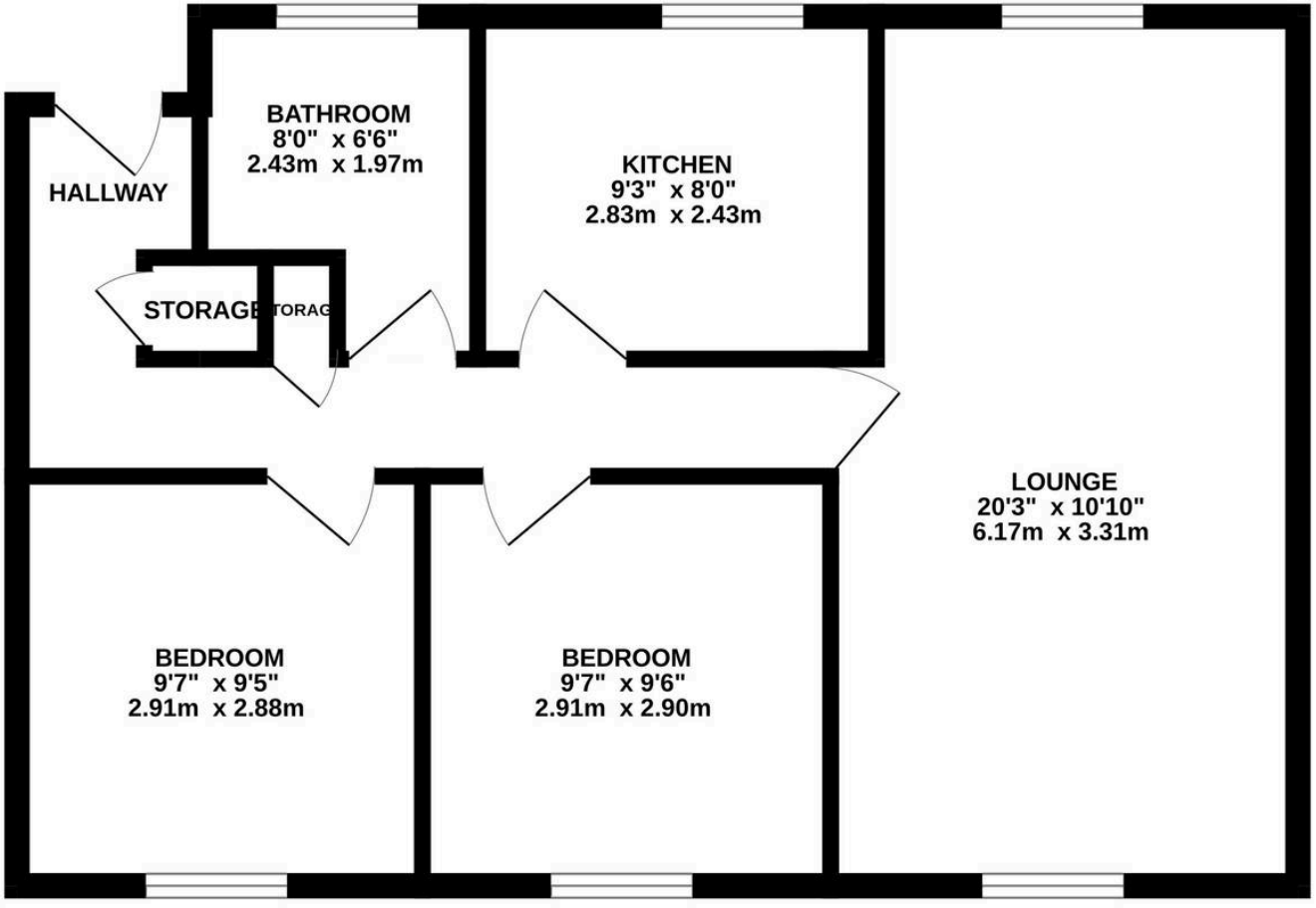






First Floor

595 sq.ft. (55.3 sq.m.) approx.



TOTAL FLOOR AREA : 595 sq.ft. (55.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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