



29 Clevedon Avenue
Sully | Penarth | South Glamorgan | CF64 5SX

FINE & COUNTRY

29 CLEVEDON AVENUE



This exquisite detached property has a luxurious feel with its generous open plan and light flooded space. Complimented by the floor to ceiling thermal windows that allow a clear view of the Bristol Chanel and Quantock Hills. Exploring the Welsh Heritage Coast has never been easier with having the coastal path a step down from your garden.

The current owner's of this property, 7 years ago, had a vision. This once before bungalow had overgrown gardens that dismissed the phenomenal sea-view. The owners partnered with an award winning architect to design and build their unique and special beachside home.

From the moment you walk through, you are welcomed by opulent beauty. This property offers 3 generously sized bedrooms, with the master bedroom having its own lounge area, an en-suite bathroom, and floor to ceiling windows which are accompanied by sliding doors that open out to your very own large balcony. The kitchen, lounge and dining area are joined together in a spacious open plan which could be easily closed off with pockets doors. There is an additional self-contained living space in the summer house; a fabulous area for entertaining and housing guests or alternatively, could be used as an Annex or holiday lettings.

The location exceeds all expectations with the balance of a tranquil beachfront neighbourhood, whilst also being in the middle of two bustling towns, Barry and Penarth. With only a 20 minute drive, you are in the heart of Cardiff City Centre. Schools, parks and nature trails also surround this exceptional property.









SELLER INSIGHT

“ 29 Clevedon Avenue is an exquisite property, where the luxury is never ending. Seven years ago, the present owners, Rod and Sally, discovered a beachside plot of land, at the end of a quiet residential street. They had the vision to see the overgrown land would be perfect for their new home; and working with an award winning architect, they designed and built a unique and very special house.

From the moment you walk through the front door, you are struck by the generous, open plan and light flooded space, where the wall to ceiling sliding windows allow uninterrupted views across the Bristol Channel and the Quantock Hills. Rod explains that the house is both elegant and comfortable throughout, but the wow factor is the sea view. The end garden wall hides the beach, creating the impression that the ocean is your own vast infinity pool. You never tire of the ever changing panorama before you. It is exciting to watch a storm approaching, wake to the sun sparkling on a calm blue sea, the birds wheeling across the sky, or follow the busy shipping lanes. The spectacular views continue in the vast master bedroom suite, which with a walk in wardrobe and lounge area is a fabulous adult sanctuary. Open the doors to the balcony, for yet, another zone where you can simply relax and savour the beauty before you.

Sally describes the house as a joy to live in, where the luxury of space and the open plan design form an ultra sociable hub, ideal for family life and entertaining. She says the self contained summer house is ideal for overflow guests but would make the perfect 'granny flat.' Equally it would be easy to form more rooms within the house. It is a very adaptable property.

The extensive lawn flows down to the end wall, and it is a delight to have your own beach entrance, where a bench invites you to sit and savour the calm and beauty that surrounds you. The house and garden are a tranquil oasis away from the stresses of modern living.

Sully is a quiet, community minded village and is conveniently midway between Penarth and Barry for schools, shopping and leisure facilities, and the drive to Cardiff is under a half an hour. On the You can experience the best of town and country living from the house.

Rod and Sally are sad that the time has come to downsize but know the new owners will love the fantastic beachside home as they have.*

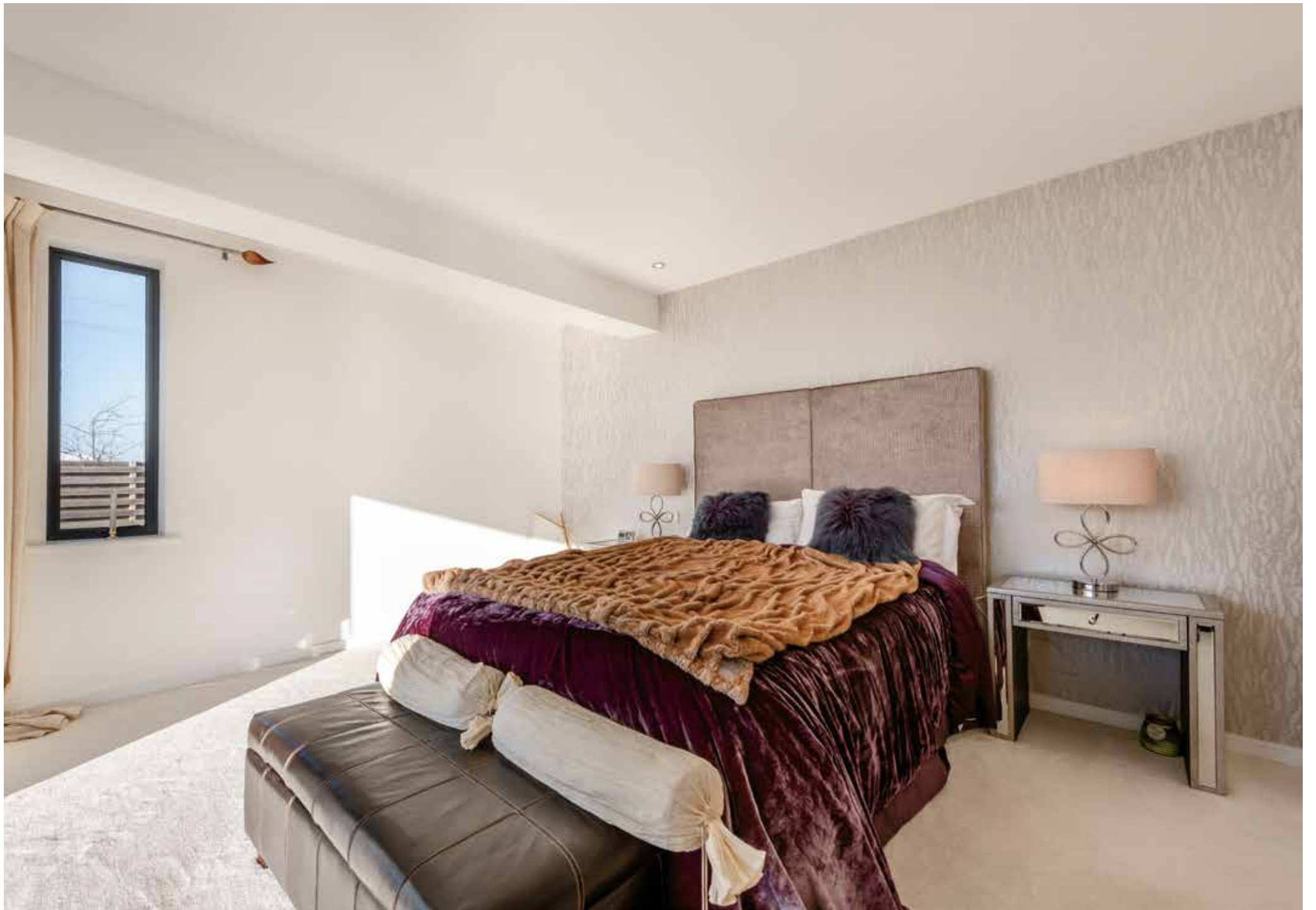
* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.



























Clevedon Avenue, Sully, Penarth, South Glamorgan

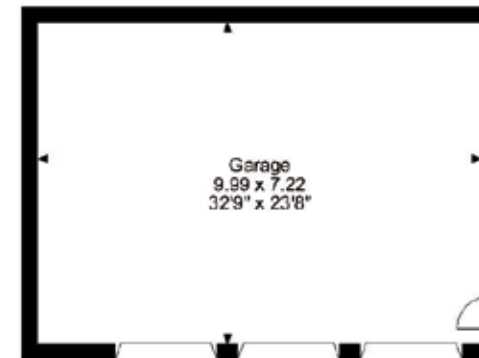
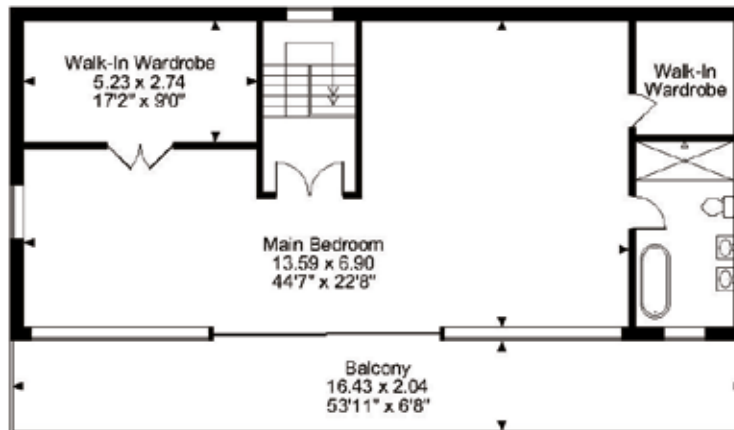
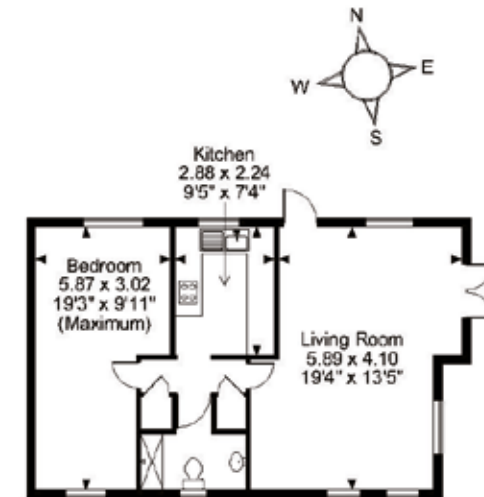
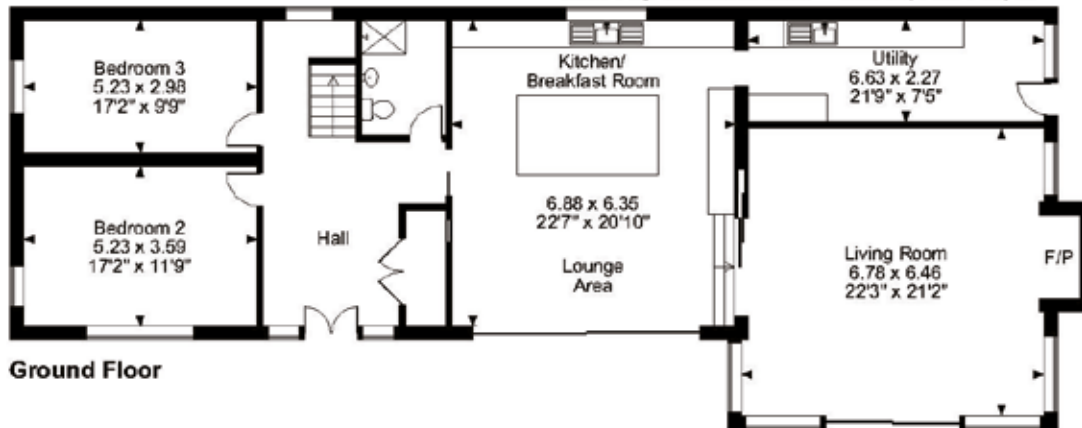
Approximate Gross Internal Area

Main House = 3025 Sq Ft/281 Sq M

Garage = 776 Sq Ft/72 Sq M

Summer House = 586 Sq Ft/54 Sq M

Balcony external area = 361 Sq Ft/34 Sq M



Council Tax Band: I
Tenure: Freehold



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The position & size of doors, windows, appliances and other features are approximate only.

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