



Pine Gap, 7 Ashley Way, Brighstone, IW

£250,000



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Estate Agents

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DRAFT PARTICULARS:

This light and appealing detached bungalow is set at the end of a quiet non-vehicular cul-de-sac and offers neatly presented accommodation. Warmed by night storage heating and with UPVC double glazing, the home is introduced by a useful porch. This leads to a spacious hallway where the living and bedroom accommodation is well designed to lie at opposite ends of the property. There are three bedrooms, two doubles and a spacious single, with the two larger rooms having fitted wardrobes. The rooms are serviced by a fully tiled bathroom which features both a bath and separate shower enclosure. The bright lounge/dining room runs the full depth of the property and links through to the good sized kitchen. The bungalow has an attractive garden to the rear with some lovely Downland views and the useful asset of an en-bloc garage in the adjacent communal area. Set in a super position in this ever-popular village with its friendly community and great amenities, the bungalow offers further scope to stamp your own mark on it!

DRAFT PARTICULARS:

Glazed UPVC double glazed front entrance door with

ENTRANCE PORCH:

A really useful space with glazed door to...

ENTRANCE HALLWAY:

A welcoming introduction to the bungalow in a spacious L-shape defining the bedroom and living areas. Two wall-mounted night storage heaters and built-in airing cupboard housing the hot water cylinder. Pull-down ladder access to loft. Doors to...

LOUNGE/DINING ROOM:

22'6 max narr to 11'11 x 14'1 max narr to 9'10 (6.86m max narr to 3.63m x 4.29m max)

A sunny and attractive L-shaped room which spans the depth of the bungalow. Wide bow window to the front and patio doors to the rear creating a lovely link with the garden and giving a good view to the Downs. The living and dining areas are separated by a wide curved archway and there is a night storage heater in each part. Sliding door from dining area to:

KITCHEN:

10'7 max x 9'5 max (3.23m max x 2.87m max)

Fitted base, wall and drawer units with modern worksurface over and stainless steel sink unit. The fully tiled room also has appliances including an electric oven, fridge, washing machine and freezer. Window to rear, again giving a lovely sideways view to the Downs and door to garden.

BEDROOM 1:

11'2 max x 10'6 (3.40m max x 3.20m)

An elegant, good sized room fitted with wall-to-wall wardrobe and drawer units. Window to front.

BEDROOM 2:

11'2 x 8'6 (3.40m x 2.59m)

A second attractive double room with built-in wardrobes and rear window.

BEDROOM 3:

7'2 x 7'2 (2.18m x 2.18m)

A pretty single room or study with window to front.

BATHROOM:

8'5 max x 6'10 max (2.57m max x 2.08m max)

Fully tiled with suite comprising bath, separate shower enclosure, pedestal wash hand basin and W.C. Opaque rear window and wall mounted night storage heater.

GARDENS:

The bungalow is set at the end of a quiet, non-vehicular close with lawned gardens to the front. Gated side access

leads to the pretty rear garden. There are areas of paved terrace with steps up to the back door; lawn bordered by colourful shrubs and timber and felt garden shed.

GARAGE:

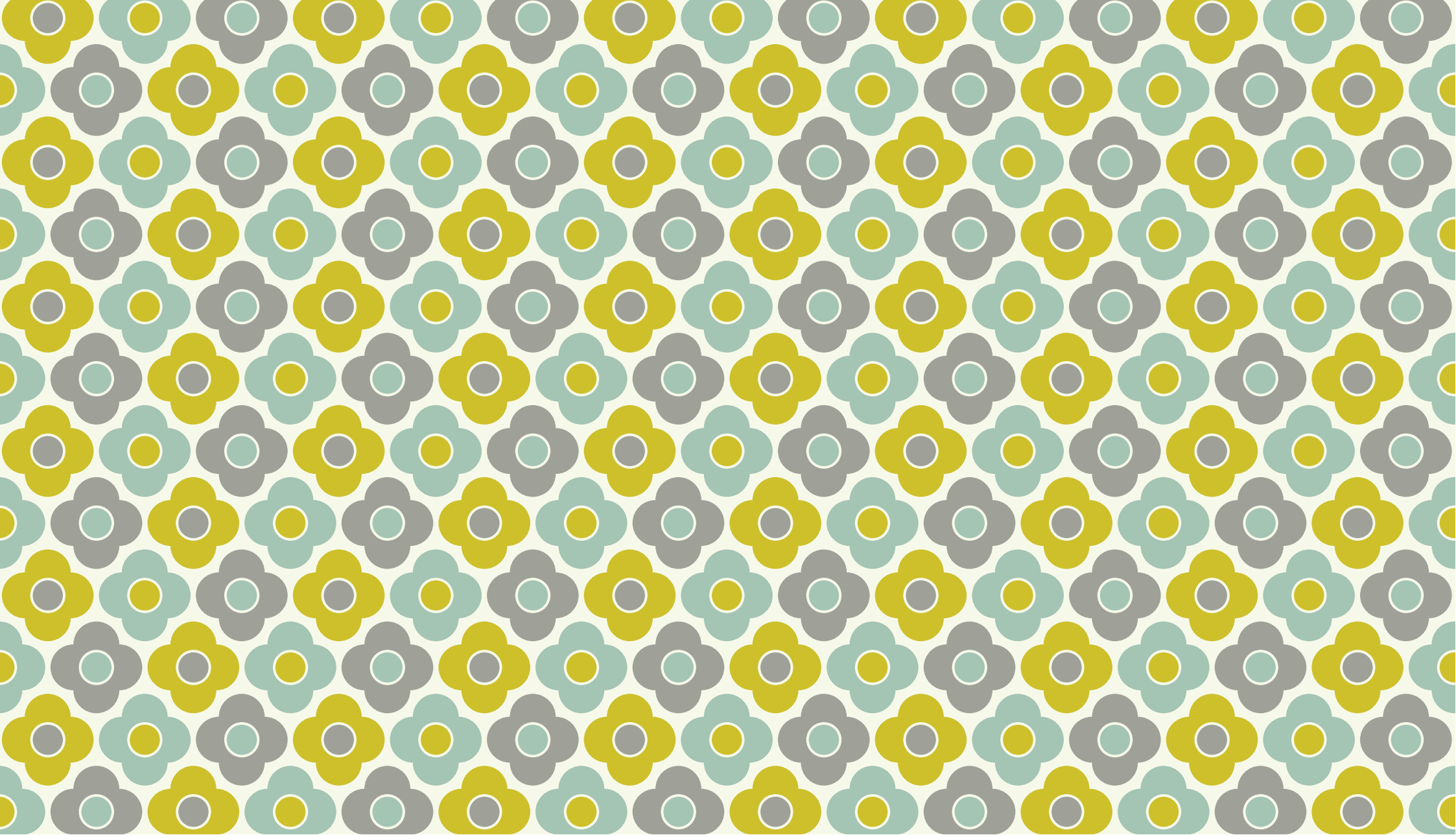
The bungalow has the useful asset of a garage in the adjacent communal en-bloc area.

Viewings: Strictly by appointment only through Megan Baker Estate Agents

These particulars are issued in good faith, but do not constitute representation of fact or form any part of any offer or contract. The Agents have not tested any apparatus, equipment, fittings or services and room measurements are given for guidance purposes only. Where maximum measurements are shown, these may include stairs and measurements into shower enclosures; cupboards; recesses and bay windows etc.



Arrange a viewing: Call us on 01983 280555 or email: hello@meganbakerestateagents.com



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Love this property and want to see more?

Call us on **01983 280555**

Email: hello@meganbakerestateagents.com

Pop in for a chat

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HOME
IS WHERE OUR
HEART IS

