

McCarthy
& BOOKER

THE
BUNGALOW

The Bungalow Grove Road, Ventnor, PO38 1TS

Guide Price £440,000



This exceptional modern detached bungalow is perched in an elevated location, benefiting from a southern exposure and delightful sea views. The home is bright and spacious, featuring a generous open-plan lounge and dining area that leads out to an expansive decked terrace. While it is presently configured with two bedrooms, the original three-bedroom layout can be readily restored.

The Bungalow

A superb modern detached bungalow situated in an elevated position enjoying a southerly aspect with lovely sea views. The property is light and airy and comprises a large open lounge/ dining room which opens up onto a large decked terrace. A well fitted kitchen, two bedrooms and a contemporary style wet room. Outside there is ample car parking to the side and access to a enclosed lawned garden. In our opinion this wonderful property would be perfect as a main residence, second home or as its currently used as a holiday let. Although currently laid out as a two bedroom property, it was previously a three bedroom property and could easily be restored to this.

Bedroom Two

9'4 x 10'7

UPVC double glazed window to side, radiator, laminate floor.



Wet Room

Contemporary style wet room with controlled overhead shower, low level WC and wash basin, heated towel rail.

Entrance Hall

UPVC double glazed door into entrance hallway, cupboard housing gas combination boiler and space for dryer. Open access into lounge/ dining room.

Living/Dining Room

11'8 x 29'3

A lovely bright and airy space with full length double glazed sliding patio doors opening up onto a large decked terrace with wonderful sea views. Two double glazed windows over looking terrace and beyond, two radiators and laminate flooring.

Kitchen

9'1 x 13'8

Modern contemporary range of wall and base units, single drainer sink unit, fitted double oven and inset, four ring electric hob with extractor hood over, integrated fridge and freezer, radiator, laminate flooring, inset spotlights.

Bedroom One

11'10 x 10'8

UPVC double glazed windows to rear aspect with views over Ventnor and the sea. Radiator, laminate floor.

Outside

There is ample car parking to the side of the bungalow to the rear is a superb decked terrace with a perfect vantage point to enjoy the fantastic sea views. There is



access from the side of the property to an enclosed lawned garden.

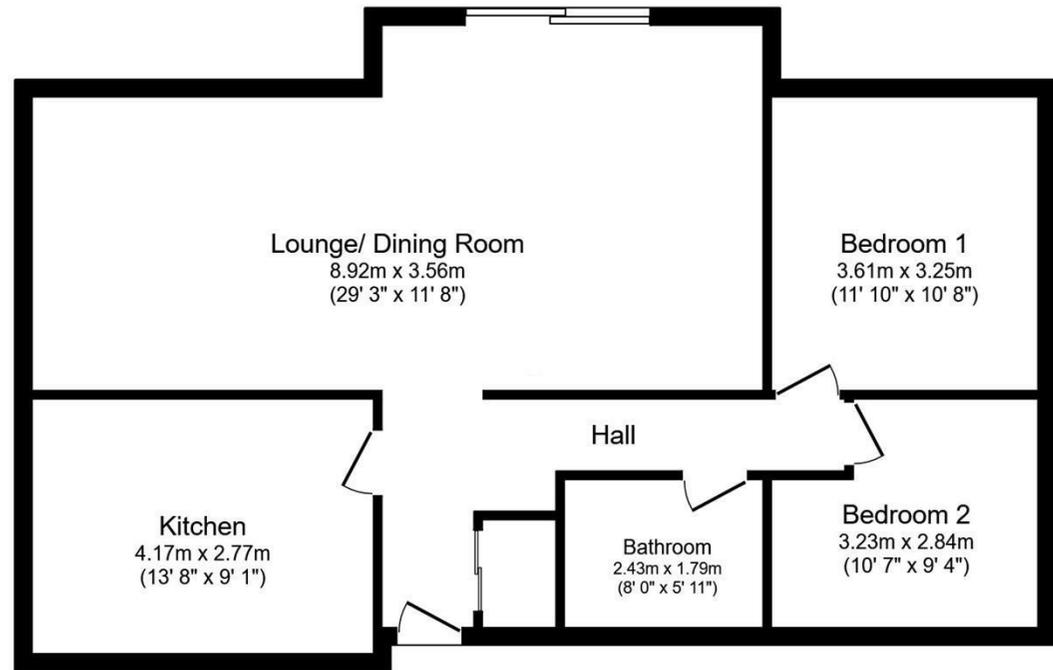
Viewing

Please contact our Isle of Wight office on 01983 300111 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of any fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.



Floor Plan
Floor area 84.1 m² (906 sq.ft.)

TOTAL: 84.1 m² (906 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io