



McCarthy  
& BOOKER

The Bungalow Grove Road, Ventnor, PO38 1TS

**Guide Price £399,950**





A superb modern detached three bedroom bungalow situated in an elevated position enjoying a southerly aspect with great sea views. The property is light and airy and comprises a lounge which opens up on to a large terrace, kitchen / diner, wet room and parking.

## The Bungalow

A superb modern detached three-bedroom bungalow, recently refurbished throughout to a high standard, enjoying an elevated position with a southerly aspect and stunning sea views. This light and airy home is set within a peaceful cul-de-sac, offering both stylish interiors and beautifully arranged outdoor spaces.

## Interior

The accommodation is bright and thoughtfully designed, with a welcoming lounge that opens directly onto a large terrace, seamlessly blending indoor and outdoor living. The modern kitchen/diner provides ample storage and worktop space, making it both practical and perfect for entertaining. Three bedrooms offer flexible living arrangements, while a contemporary wet room completes the layout. The refurbishment has been extensive, ensuring the property is ready for immediate occupation with comfort and style in mind.

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### Exterior

The property sits in an elevated position, giving it wonderful sea and downland views. To the side, there is ample off-road parking, while the rear features a superb decked terrace – a perfect spot to enjoy the panoramic outlook across the coastline. Steps lead down to an enclosed lawned garden, offering further outdoor space that is private and easy to maintain. Situated above the town yet still close to local amenities and the main bus route, the location strikes a balance of tranquillity and convenience.

### Ventnor

A Victorian sea-side town that has fantastic views across the English channel. Both the town and the seafront has an array of local boutiques, cafes and high end restaurants, many specialising in local seafood. An abundance of outside recreational pursuits can be found including a golf course, rugby and cricket club. There are beautiful walks to the Ventnor Downs, along the coastal path and down to the ever popular Steephill Cove.

### Further Information

Tenure: Freehold

EPC: C

Gas central heating

Double glazed throughout

Broadband max predicted: Download 900 mbps

Upload mbps



### Viewing

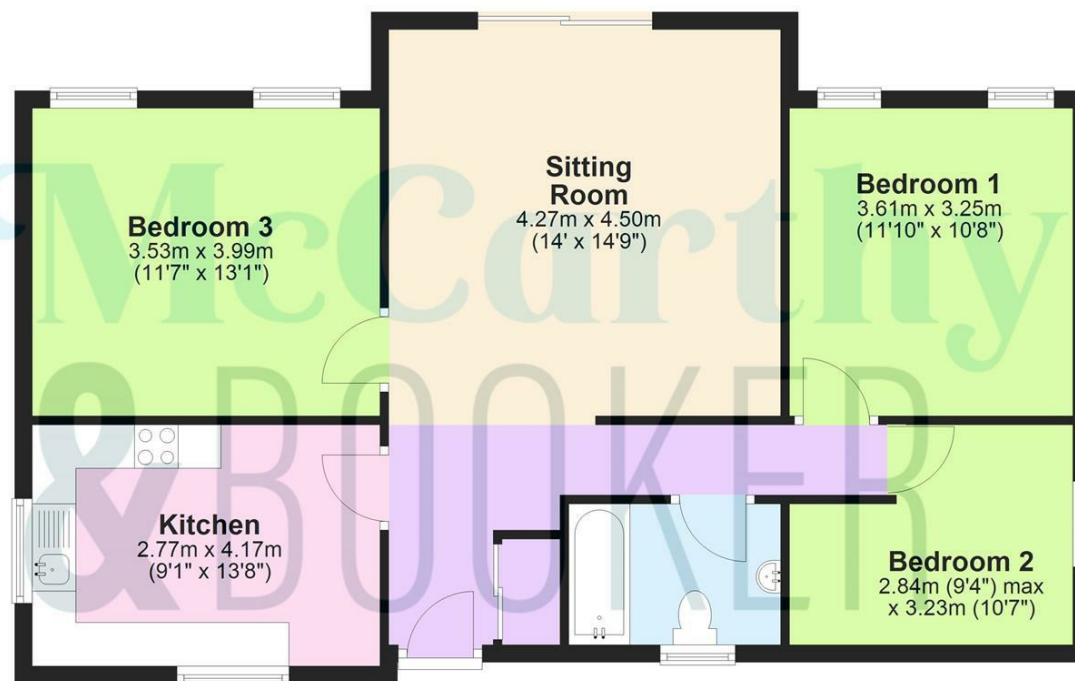
Please contact our Isle of Wight office on 01983 300111 if you wish to arrange a viewing appointment for this property or require further information.

### 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.

### Ground Floor



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### The Bungalow, Grove Road, Ventnor