

SPENCE WILLARD



The Croft, Thorley, Isle of Wight, PO41 0SS



*A wonderful, three-bedroom detached bungalow, finished with real stone and occupying a large private plot – all within a short drive of Yarmouth.*

VIEWING

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The Croft offers a new owner a superb quality and bespoke bungalow located in a sought-after position a short drive from the historic harborside town of Yarmouth. The enclosed plot offers an excellent level of seclusion and is well landscaped with a spacious lawn leading through to a summerhouse/office. To the front of the property is off-street car parking for up to 4 cars and there is a side driveway which gives access through to a single garage with power. There is a useful outer and spacious inner hallway leading to all principal rooms of the house, with a borrowed light window between the hall and kitchen/diner.

The property comprises of three double bedrooms and a large, stunning open plan and double aspect and well-equipped kitchen/diner with quality modern wall and base units. There is an electric ceramic hob with extractor fan above, eye level oven and grill and a large ceramic sink. Rear door leads off to a useful utility room with a sink, base units and door leading out into the rear garden. The double-aspect sitting room has an integrated wood burner and there are views across the front of the plot which is enclosed with mature hedging and cherry and pear tree.

The main bedroom had a shower room en-suite with heated towel rail, WC and pedestal wash hand basin. There is a large row of built in wardrobes. The second bedroom is east facing and has built in wardrobes and the third bedroom is a double, but also works well as a study. The family bathroom has a separate bath and shower with wash hand basin and WC. There is an extractor fan, heated towel rail and integrated vanity unit.

**Outside**

There is a well maintained garden with a patio and lawned area. To the rear of the plot is an elevated area of woodland which had a path through it. A lovely south facing summer house with steps leading up to double doors.

New roof tiles were installed recently on the bungalow.



**Tenure**

Freehold.

**EPC Rating**

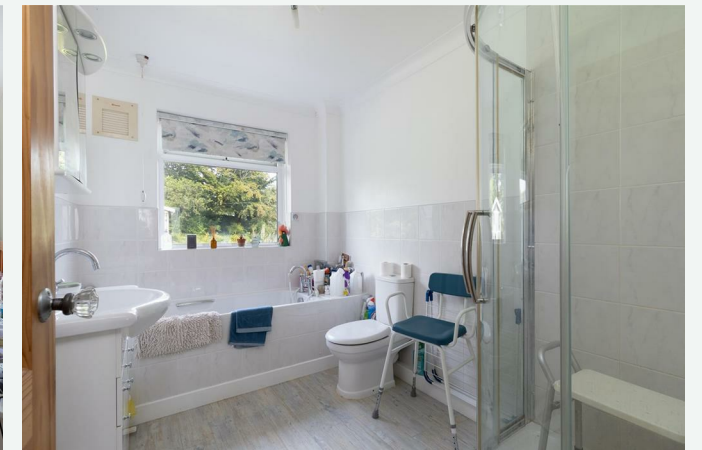
E.

**Council Tax**

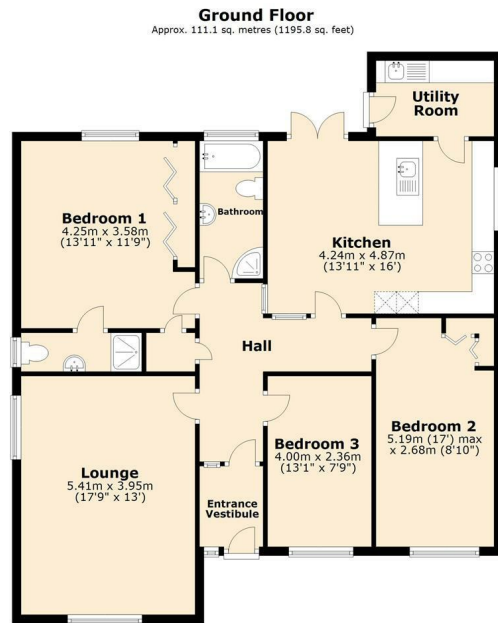
Band E.

**Viewings**

Strictly by prior appointment with the selling agent, Spence Willard.







Total area: approx. 111.1 sq. metres (1195.8 sq. feet)

SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY. All measurements, walls, doors, windows, fittings and appliances, sizes and locations are approximate only. They cannot be regarded as being a representation by the seller, nor their agent. Plan produced by Silver Arch Property Solutions Limited.

Plan produced using PlanUp.

**The Croft, Main Road, Thorley, PO41 0SS**



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