



£285,000 OFFERS IN EXCESS OF  
2 STROUD WOOD COTTAGES, STROUD WOOD ROAD  
RYDE, PO33 4DA

Hose  
Rhodes  
Dickson









**NEW TO MARKET** is this spacious 2 bedroom **SEMI-DETACHED HOUSE**. Set within some stunning countryside farmland located just on the outskirts of the popular Village of Havenstreet. The property offers 2 double bedrooms, 2 reception rooms, large kitchen, a well-maintained garden and off road parking for several cars

**OFFERED TO THE MARKET CHAIN FREE!!**

**PROPERTY DISCRIPTION** If you are looking for a rural retreat in the most idyllic sylvan setting, this quaint **TWO BEDROOM** semi-detached Victorian cottage ticks all the boxes! Set within undulating hills and farm land just outside the popular village of Havenstreet, this deceptively spacious cottage has been extended to the rear from its original construction and now provides very comfortable and well-proportioned accommodation, with huge charm and character. Stunning countryside and farm-land views are commanded from the property, which is set within pretty "cottage" style enclosed gardens. The accommodation comprises bright living room, dining room, spacious fitted kitchen, two double bedrooms, and a family bathroom. Driveway parking for several vehicles to the front of the property. Large garden to rear.

A white double glazed UPVC door leading to Kitchen.

**KITCHEN** 13' 11" x 12' 9" (4.26m x 3.91m) A spacious Kitchen with a fitted range of floor and wall units and matching work surfaces. Space and plumbing for washing machine. Oven and gas hob. Ample room for a family dining table. Door to rear garden.

**DINING ROOM** 12' 1" x 10' 0" (3.69m x 3.06m) A light and airy dining room, Radiator to wall, side aspect window, meter box, stairs leading to first floor, Large square opening to

**LOUNGE** 12' 0" x 10' 0" (3.68m x 3.07m) A spacious Lounge with double glazed window overlooking countryside views, fireplace, TV aerial point, Radiator to wall.

**FIRST FLOOR** Stairs from the Dining room lead to the first floor landing. Doors to:

**BEDROOM 1** 13' 10" x 12' 8" (4.24m x 3.88m) Large double dual aspect bedroom with stunning countryside views to the rear and side elevations, loft access, radiator to wall

**BEDROOM 2** 12' 0" x 10' 1" (3.67m x 3.08m) A further double bedroom with window to the front elevation. Countryside views. Radiator to wall. Double glazed window. Chimney breast

**BATHROOM** Low level W/C. Side aspect views. Hand wash basin. Bath with shower overhead. Radiator to wall. Fully walled tiled.

**GARDEN** Well maintained "cottage" style enclosed rear garden with pond and a large brick paved patio area leading off Kitchen

**PARKING** Tarmac area to front of property for ample off road parking

**HEATING** Gas central heating

**TENURE** Freehold

**SERVICES** Mains gas electricity and water. Drainage via cesspit

**Council Tax Band:** C



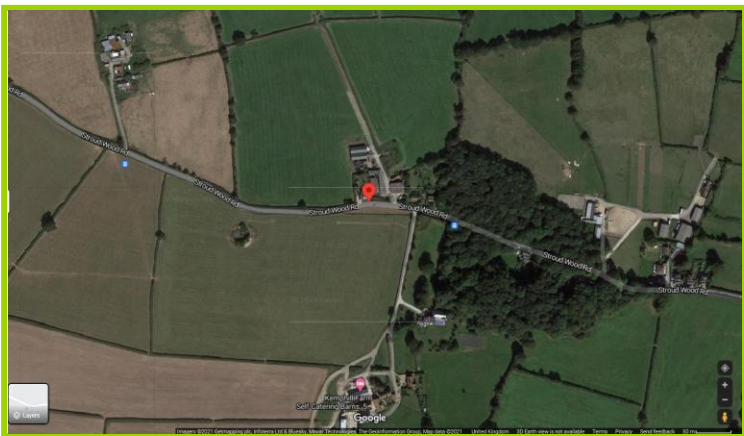
For more information on mortgages and home insurance, call our Hose Rhodes Dickson in-house mortgage advisor, Jon Shears.

**Call Jon on 01983 565658**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		79
(55-68) <b>D</b>	60	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		
	EU Directive 2002/91/EC	

## Where to find the property

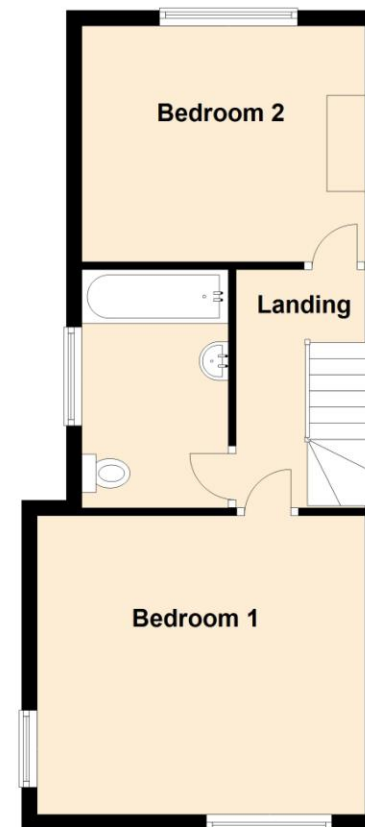
2 Stroud Wood Cottages, Stroud Wood Road  
Ryde, PO33 4DA



Ground Floor



First Floor



This plan is for illustrative purposes only and should not be used as such by any prospective purchaser. Measurements of doors, windows, rooms and any other items are approximate. Floor areas are approximate.  
Plan produced using PlanUp.

Our description of any appliances and/or services (including any central heating system) should not be taken as any guarantee that these are in working order. None of the statements contained in these particulars as to this property are to be relied upon as statements or representation of fact nor is it intended to form any part of any contract.

Especially if travelling long distances, if there is any point of particular importance, please contact the office who will be pleased to clarify the information.

Floor plans are a schematic and are for guidance only. All measurements are approximate. Please note that if our photographs depict the property in a furnished condition, on completion all furnishings will be removed unless specifically mentioned elsewhere as being included in the sale.

Call our Ryde office to arrange a viewing  
01983 565658 or email [ryde@hrdiw.co.uk](mailto:ryde@hrdiw.co.uk)

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