



£300,000

VICTORIA, 25 ARGYLL STREET, RYDE, ISLE OF WIGHT, PO33 3BY

Hose
Rhodes
Dickson





- * Substantial FOUR bedroom Victorian detached house
- * Close to town centre and beaches
- * Bright, spacious, well-proportioned rooms
- * Three reception rooms
- * Potential "multi-generational" living accommodation
- * Enclosed cottage-style gardens
- * CHAIN FREE!

PROPERTY DESCRIPTION "Victoria", as its name alludes to, is a grand and imposing FOUR BEDROOM Victorian style detached villa, located in close walking proximity to bustling Ryde town centre with its array of artisan shops, boutiques, bars and restaurants, and the award winning sandy beaches of Ryde and Appley. Having been occupied by the same family for several generations, the property retains many original features typical of the era of its build, such as large bright bay windows, spacious rooms, deep skirtings, high ceilings, and panelled doors. At one time occupied by several family members, the property already lends itself perfectly to "multi-generational" living with the upstairs accommodation currently providing a further sitting room, and a shower room. "Victoria" is in need of modernisation throughout, but provides well-proportioned and spacious accommodation on both floors that would make it an ideal family home in a sought after location. The accommodation includes THREE RECEPTIONS ROOMS, with the potential of a 5th double bedroom, or office/study for those looking for work-from-home arrangements. The property provides flexible and very varied accommodation options. The property comes to the market CHAIN FREE!

ENTRANCE HALL Wide entrance hall way with doors leading to all ground floor accommodation. Stairs to first floor landing. Under stairs cupboard.

SITTING ROOM 13' 10" x 13' 10" (4.22m x 4.24m) The heart of this substantial home, this bright and spacious room has a large bay window to the front elevation providing a huge source of daylight. Feature fire place with marble surround and tiled hearth.

SECOND RECEPTION/5TH BEDROOM 13' 10" x 12' 2" (4.22m x 3.72m) A further good size reception room with window overlooking the rear gardens. Potential for a 5th double bedroom, or office/study

DINING ROOM 12' 1" x 12' 2" (3.7m x 3.71m) Window to side elevation. Door to:

KITCHEN 12' 3" x 5' 4" (3.75m x 1.64m) A dual aspect kitchen currently with butler sink. Door to:

UTILITY/STORAGE ROOM Door to wc. Door to inner lobby with door to rear gardens.

WC Separate wc.

INNER LOBBY Door to rear gardens.

FIRST FLOOR Stairs to first floor split-level landing. Cupboard and shelving. Doors to:

BEDROOM 1 13' 10" x 13' 11" (4.22m x 4.25m) A good size double bedroom with large bay window to front elevation providing a huge source of daylight. Feature fireplace with marble surround. (Currently utilised as a sitting room)

BEDROOM 2 12' 1" x 13' 11" (3.69m x 4.25m) A further double bedroom with window to rear elevation. Two built-in cupboards.

WC Separate wc.

BEDROOM 3 14' 6" x 12' 3" (4.42m x 3.75m) Window to side elevation. Door to:

SHOWER ROOM Shower room with large shower enclosure, and wash hand-basin. Frosted window to side elevation.

BEDROOM 4 12' 1" x 6' 6" (3.7m x 1.99m) A single bedroom with window to front elevation.

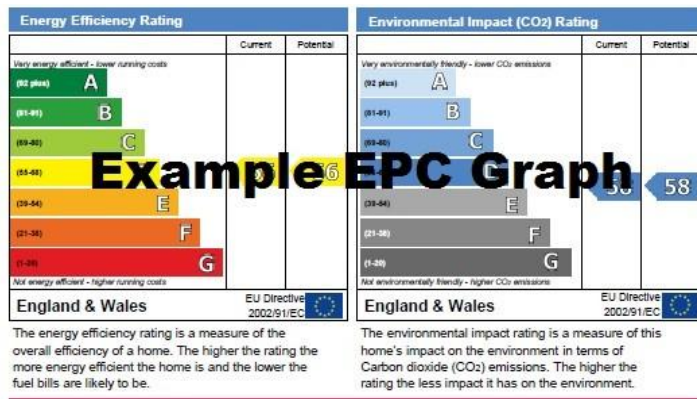
GARDENS A very pretty enclosed cottage-style rear garden with a paved patio seating area, and planted borders with a range of mature plantings and shrubs. Small enclosed front garden with a range of planting. The front gardens also provide gated side access to the rear gardens.

HEATING Electric storage heating.

TENURE Freehold.

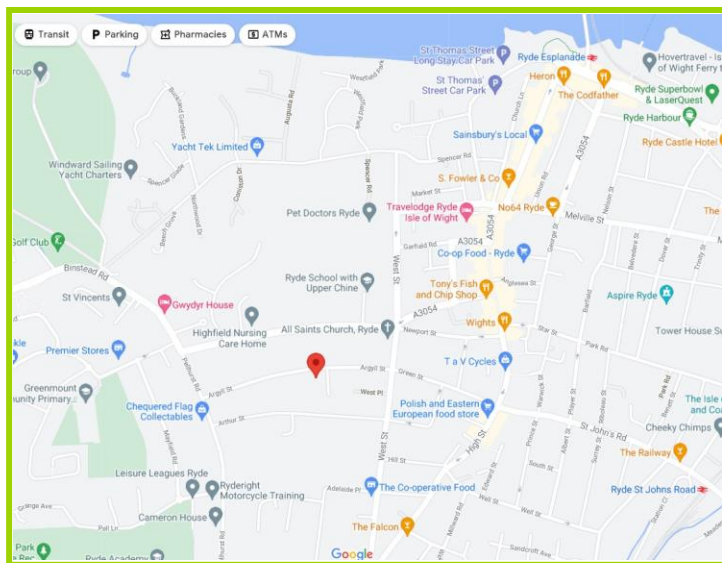
SERVICES Mains drainage, water and electric.

COUNCIL TAX Band "E".



Where to find the property

Victoria, 25 Argyll Street, Ryde, Isle Of Wight, PO33 3BY



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

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