

SPENCE WILLARD



Thameslea, 42 Foreland Road, Bembridge, Isle of Wight, PO35 5XW

A charming period family home offering substantial accommodation in the heart of Bembridge Village with large south facing garden.

VIEWING

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An attractive and substantial family home, Themslea comprises five double bedrooms with an array of original period features combined with plenty of open plan space, ideal for families. The interiors have been beautifully styled with modern finishes complementing the existing character of the building and now incorporates a large open plan kitchen/dining room, separate sitting room, family room, study and a wealth of accommodation arranged over three floors. The extensive garden runs approximately 200ft in a southerly aspect with a large home office, workshop and shed ideal for working from home if needed or a gym/yoga studio.

Situated moments from the village centre Bembridge boasts a good range of shops including a butcher, a coffee shop, florist, bakery, refillery, delicatessen and fishmonger and restaurants. Bembridge Harbour has extensive mooring facilities and two sailing clubs, whilst there are also numerous beaches. The FastCat ferry providing high speed passenger links to Portsmouth, is located in Ryde approximately 7 miles away.

Accommodation
Ground Floor

Entrance
Original timber front door with colourful stained glass inset and fanlight over.

Entrance Hall
With plenty of space for hanging coats, storing boots this vestibule has another glazed door to the inner hallway which incorporates understair cupboard, high ceilings and dado rails running throughout.

Sitting Room
A light room overlooking the front aspect with sash windows, ornate cornicing, picture rails and working fireplace with tiled surround and mantle with iron grate.

Family Room
A versatile reception space which could also be used as a dining room with double patio doors to the garden. Open fireplace and cupboards within the alcove to one side.

Kitchen/Dining Room
A superb family room with a contemporary shaker style kitchen in navy blue consisting of a full range of under-counter and wall-mounted storage units and white metro tile splashbacks. There is a 1.5 bowl sink with mixer tap over, space and plumbing for a range cooker with extractor hood over and integrated fridge freezer, dishwasher, washing machine and tumble dryer. Large gloss finished tiles to the floors, a fireplace houses a freestanding log burning stove and dual aspect windows provide plenty of light which makes for a particularly attractive room.

First floor

Carpeted stairs rise to a large galleried landing accessing three double bedrooms and two bathrooms. Each bedroom has integrated storage, whilst bedroom one has an outlook to the front and an abundance of built in wardrobe storage. One bathroom has a finish of teal metro and white tiled walls, vintage style towel radiator, freestanding roll top bath with ball claw feet, Burlington pedestal wash basin and W.C. The other bathroom has a navy blue traditional tiled bath with shower over, W.C. and pedestal wash basin. Bedrooms two and three enjoy a rear garden outlook.

Second Floor

This galleried landing has a Velux roof window above giving plenty of natural light and there is access to two further generous sized double bedrooms, both with the benefit of pedestal wash basins and either a garden view or a northerly aspect with glimpses to The Solent and mainland beyond. There is also a door to a substantial loft space, which could be converted to provide further accommodation, a study or hobbies room with a window looking down the garden.

Outside

A gravelled area to the front of the house is enclosed by a wall with a tiled pathway leading to the front door. A superb rear garden extends to some 200ft in a southerly aspect which is largely laid to lawn. There is a large patio ideal for outdoor dining and entertaining and at the rear of the garden are two timber structures with a large decked space which offer options as a summerhouse, home office or workshop/store and an adjacent garden shed to one side. There is wired internet and power running to the garden home office.

Services

Mains electricity, drainage and water. Heating is provided by a gas fired boiler located in the back bedroom on the first floor and delivered via radiators.

EPC Rating

D

Tenure

The property is offered Freehold

Council Tax

Band E

Postcode

PO35 5XW

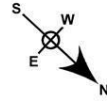
Viewings

All viewings will be strictly by prior arrangement with the sole selling agents, Spence Willard.



Thameslea, 42 Foreland Road

Approximate Gross Internal Area
2356 sq ft - 219 sq m



GROUND FLOOR

FIRST FLOOR

SECOND FLOOR

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

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