

SPENCE WILLARD



Hunters Moon, 105 Howgate Road, Bembridge, Isle Of Wight, PO35 5TW

Refined following a complete refurbishment this beautiful family home with mature gardens, enjoys a superb open plan living space and is close to Forelands beach.



Hunters Moon was rebuilt and beautifully modernised in 2021 creating a stunning five bedroom family home extending to an impressive mature gardens and an annexe/office at the rear. The house is particularly attractive with rendered elevations beneath a slate tile roof and oak beam porch, casement windows and with the benefit of a brilliant open living room with large sliding doors overlooking the gardens. Inside the arrangement of modern finishing touches with solid Oak internal doors, a log burning stove in the sitting room and new uPVC windows throughout, including a fantastic lantern providing natural light to the living space provides a comfortable and attractive finish. The gardens are landscaped with a large terrace for outdoor dining and entertaining and borders are planted with an array of shrubs, colour and privacy. A substantial driveway with the house set well back in its own gardens makes for an excellent curb appeal.

Located in close proximity to the coastal paths of Bembridge and a short walk to the village amenities and beach being some 250m away. Bembridge village has a good range of shops and restaurants, including a butcher, fish monger, farm shop, coffee shop and chemist, whilst Bembridge Harbour has extensive mooring facilities and two sailing clubs.

Accommodation

Entrance

Porch

Oak beam support, slate roof and Indian sandstone paving. There is a large composite door with windows either side.

Hallway

A welcoming and wide hallway with plenty of space for hanging coats and area under the stairs which could be fitted with doors for additional coat storage. Plant room providing drying space and also housing 300l unvented cylinder.

Study/Bedroom 5

Overlooking the front with southerly aspect and plantation shutters, this large space is next to a bathroom making it an ideal guest bedroom, but equipped with ethernet wiring offer a large study if required.

Sitting Room

A particularly generous room with deep inglenook housing contemporary log burning stove with tile surround.

Open Plan Kitchen/Dining and Living Area

This fantastic living space is an ideal family room, perfect for entertaining with roof lantern and sliding doors overlooking the garden. There is plenty of natural light and space for a large dining table with snug to one side with tongue and groove panelled walls. The kitchen incorporates a full range of under counter and wall-mounted shaker style storage units with large larder cupboard, space for an induction range cooker with extractor over and American style fridge freezer. There is a breakfast bar with composite stone worktop, integrated dishwasher and twin butler sink with stainless steel mixer tap over.

Pantry

With plenty of space for food storage and shelving.

Boot Room

This exceptional spacious and versatile room has plenty of coat and boot storage space with worktop over. Space and plumbing for a washing machine and tumble dryer. Sink with stainless steel spray tap over.

First Floor

Carpeted stairs rise to a light filled galleried landing with plenty of storage within hand carved cupboards. Window overlooking the front aspect and hatch accessing a large loft. The first floor comprises four double bedrooms looking over the front aspect or rear garden, while the principal bedroom is spacious with a garden view and ensuite shower room with large walk-in shower, vanity unit wash basin, heated towel rail, W.C. tiled floors and tongue and groove clad walls. Bedroom 2 has built in wardrobes, window seat and sea glimpses.





Family Bathroom

Incorporating a hidden cistern W.C. and vanity unit wash basin with Corian top, illuminated mirror, panelled bath with tiled splashbacks, shower and heated towel rail.

Garden Office/Shed

Set back and hidden at the rear of the garden is an attractive timber clad home office of approximately 3m x 5.6m with its own deck and glazed entrance. One side could provide a home office or gymnasium with luxury vinyl tile floor, plastered walls, window and lighting and electric heating laid on, while the other half provides garden storage with double doors.

Outside

Hunters Moon is set back from the road behind a large gravelled driveway with parking for several cars and plenty of space for a store or carport (subject to the necessary planning consents and approvals) there are mature hedge boundaries each side and two patches of lawn and access is via a five bar gate. There is access on both sides of the house through double gates on the left hand side a large storage area, leading to the garden. An Indian sandstone patio provides plenty of space for outdoor dining and entertaining, overlooking the garden which is largely laid to lawn with several well-stocked borders containing a range of seasonal planting as well as grasses, agapanthus and specimen trees. Hot and cold water available for an outdoor shower.

Services

Mains electricity, water, drainage. Heating is provided by gas fired boiler located in the boot room and delivered via radiators.



Tenure

The property is offered Freehold

Council Tax

E

EPC Rating

C

Postcode

PO35 5TW

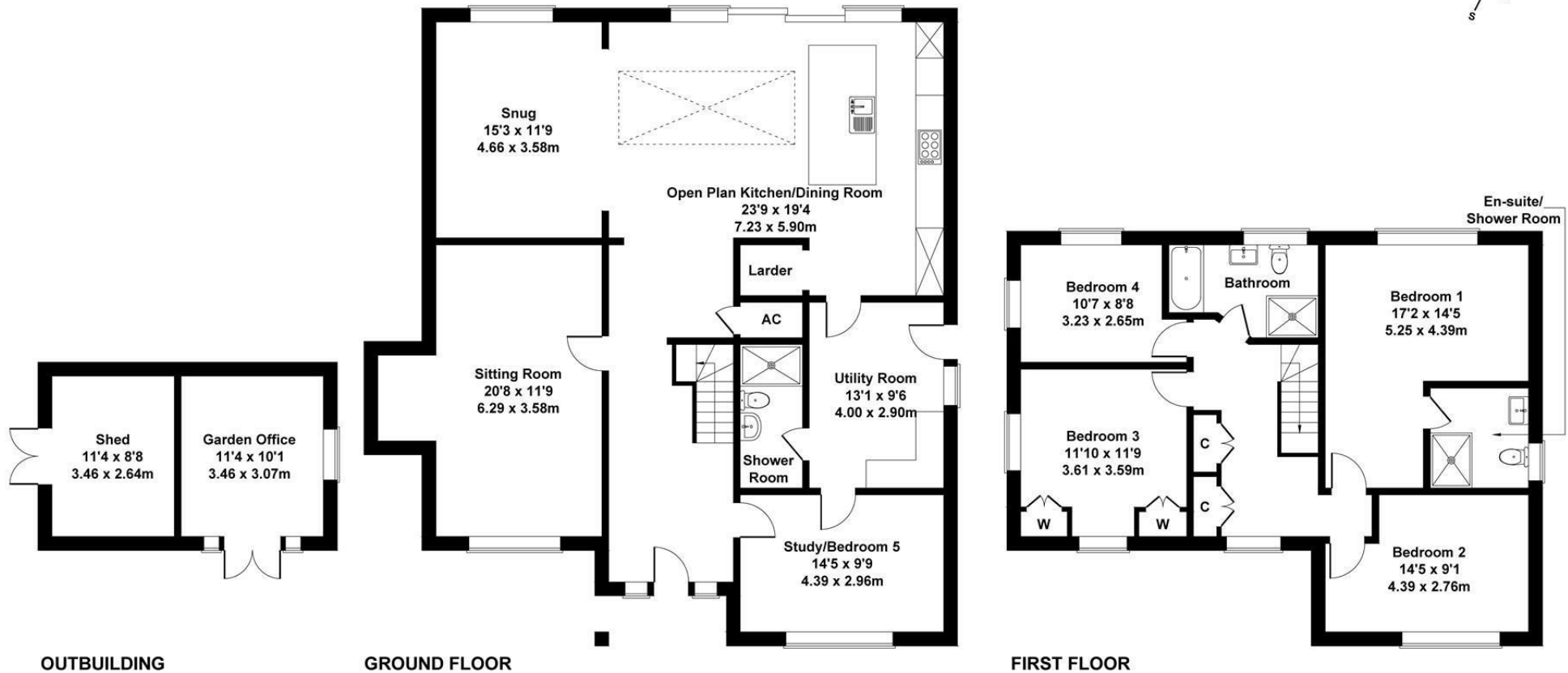
Viewings

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



105 Howgate Road

Approximate Gross Internal Area
2519 sq ft - 234 sq m



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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