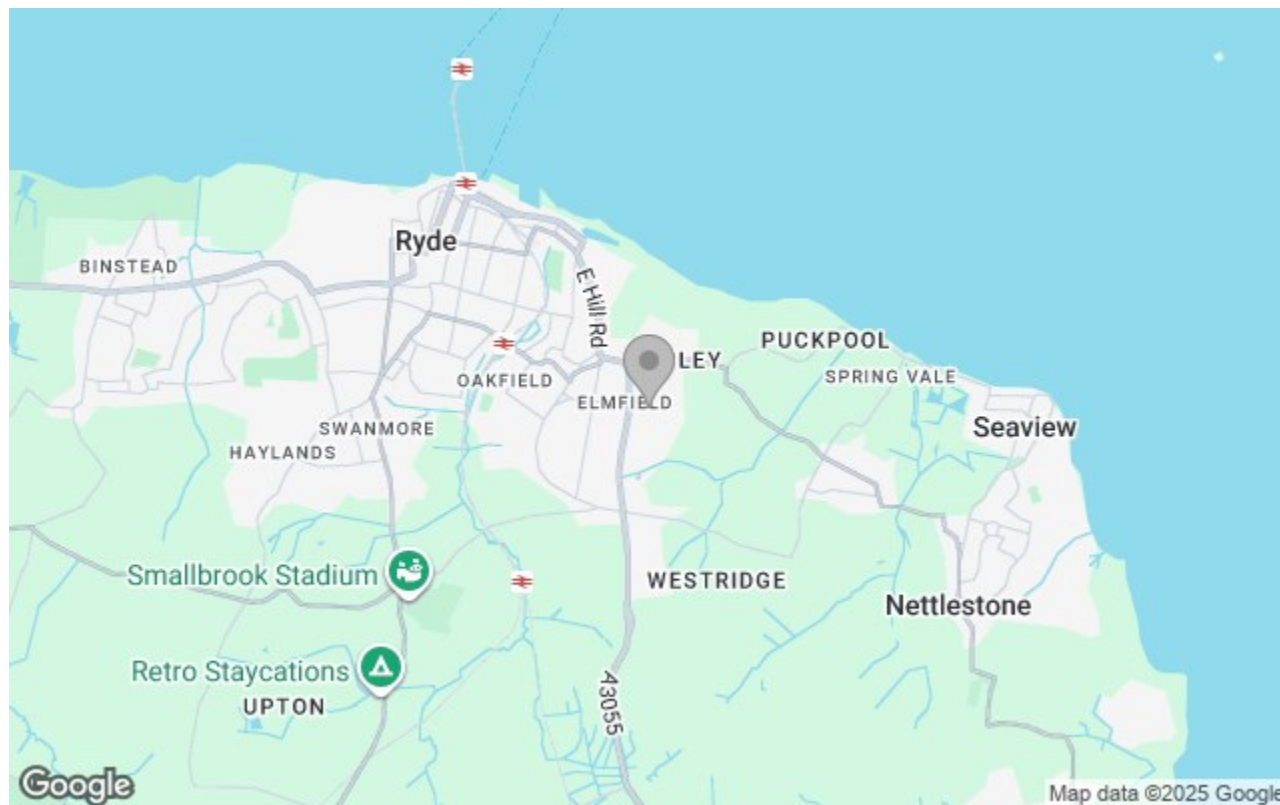




Viewing strictly by appointment with the sole selling agent Fox & Home

BOOK A VIEWING.



01983 811811

ryde@foxproperty.co.uk

Fox & home

182 High Street

Ryde

PO33 2PN

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96 Amherst Place

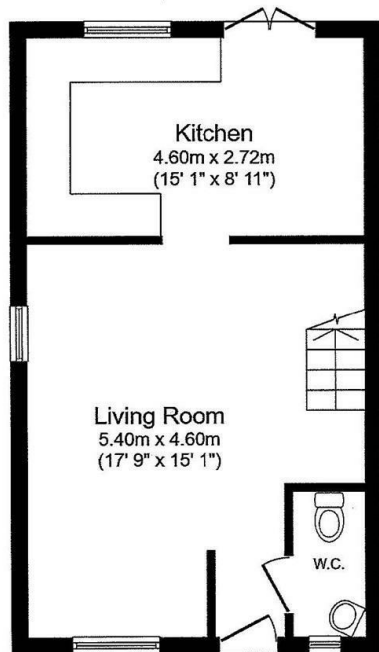
Ryde, PO33 1FF

£230,000

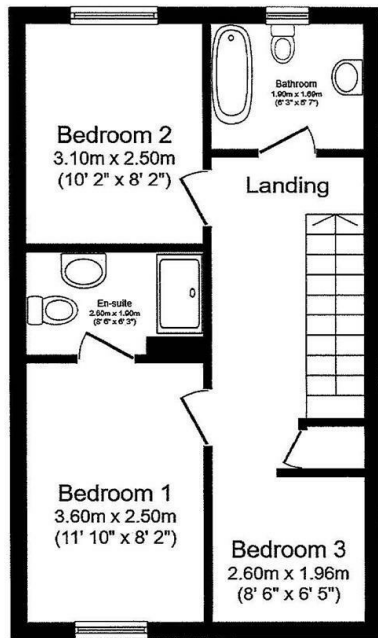
Situated in a popular residential development on the outskirts of Ryde, this well presented semi detached house comprises a large reception room, fitted kitchen/breakfast room, three bedrooms, one with ensuite and a rear garden. Further benefits include gas central heating, double glazing and a car parking space. The property is sold chain free with vacant possession.

 3  1  2

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Ground Floor
Floor area 37.8 sq.m. (407 sq.ft.)



First Floor
Floor area 37.8 sq.m. (407 sq.ft.)

UPVC double glazed door to:

Entrance Hall:
Radiator.

Cloakroom:
Low level WC, pedestal wash hand basin. UPVC double glazed window to the front. Radiator.

Reception Room: 17'9" x 15'1" (max) (5.41m x 4.60m (max))
UPVC double glazed window to the front and side. Two Radiators. Stairs off with open balustrade. TV point. Door to:

Kitchen/Breakfast Room: 15'1" x 9'0" (4.60m x 2.74m)
With a range of fitted base and wall units, roll topped worksurfaces. Stainless steel sink unit. Electric oven and extractor fan. Plumbing for a washing machine. Understairs cupboard. Recess lighting UPVC French doors to the garden. Radiator.

First Floor

Landing:
Loft access. Cupboard with water tank.

Bedroom One: 11'10" x 8'2" (3.61m x 2.49m)
UPVC Window to the front. Radiator. Door to:

Ensuite Shower Room:
With low level WC, wash hand basin with storage under. Radiator. UPVC oriel window to the side.

Bedroom Two: 10'2" x 8'2" (3.10m x 2.49m)
UPVC Double glazed window to the rear. Radiator.

Bedroom Three: 8'6" x 6'5" (2.59m x 1.96m)
UPVC window to the front. Radiator.

Bathroom:
Panelled bath. Low level WC, wash hand basin with counter and storage under. UPVC double glazed window to the rear. Radiator.

Rear Garden:
Large gravel area with walled and fenced surround, several shrubs and rear access to car parking.

Front Garden:
Lawned with shrubs.

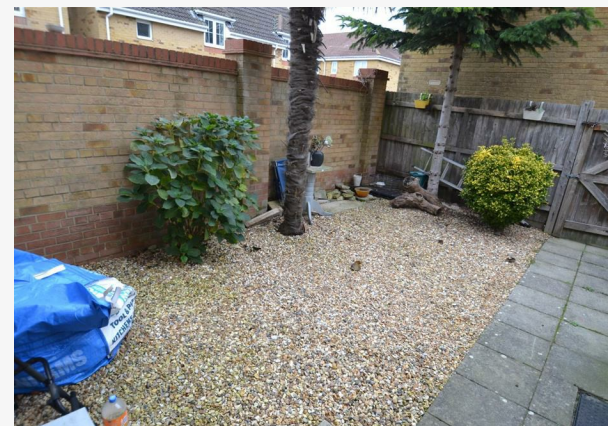
Parking:
Allocated parking space to the rear.

Tenure: Freehold (Maintenance fee applies - 2025 it was £314.00)
EPC: C
Council Tax: C

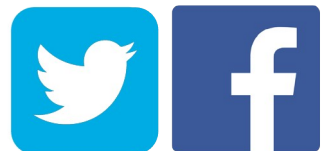
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Council Tax Band: Band C EPC Rating: C

Issued in good faith, but do not constitute representation of fact or form any part of any offer or contract. The agents have not tested any apparatus, equipment, fittings or services. and room measurements are given for guidance purposes only.

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