

01983 811811

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

## BOOK A VIEWING.

01983 811811

[ryde@foxproperty.co.uk](mailto:ryde@foxproperty.co.uk)

Fox & home

182 High Street

Ryde

PO33 2PN

**rightmove** 

[www.isleofwightproperty.com](http://www.isleofwightproperty.com)



10 Salisbury Road  
Ryde, PO33 1BY

£369,950

This spacious Edwardian detached family home occupies a delightful plot in one of Elmfield's most popular roads. Accommodation comprises two reception rooms, extended kitchen breakfast room, three bedrooms and mature rear garden. Further benefits include UPVC double glazing, gas central heating, cloakroom, garage and parking.



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For a free no obligation valuation



UPVC double glazed door to:

**Porch:**

Useful porch.

**Hallway:**

Welcoming reception area with stairs off with open balustrade. Understairs storage cupboard. Picture rail. Window to the side. Radiator.

**Cloakroom:**

Low level WC. Wash hand basin. Radiator. UPVC double glazed window to the side.

**Living Room: 15' x 13' (into bay and recess) (4.57m x 3.96m (into bay and recess))**

A good sized room with large UPVC double glazed bay window to the front. Feature fireplace with cast iron insert and tiled sides. Radiator.

**Dining Room: 13' x 12' max (3.96m x 3.66m max)**

Useful separate reception room with UPVC double glazed window to the rear overlooking the garden. Feature fireplace.

**Kitchen/Breakfast Room: 22' x 11' (max) (6.71m x 3.35m (max))**

L shaped room with the kitchen area housing a range of fitted base and wall storage units with roll topped work surfaces. Gas hob. Electric oven and extractor hood. UPVC double glazed window to the rear and side. Wall mounted boiler. Plumbing for a washing machine. The breakfast area has space for a table and chairs. Radiator. Door to:

**Rear Porch:**

UPVC double glazed door to the rear garden.

**Landing:**

UPVC Double glazed window to the side. Radiator. Open balustrade. Loft access.

**Bedroom One: 15' x 13' max into bay & recess (4.57m x 3.96m max into bay & recess)**

Double bedroom with UPVC double glazed window to the front. Radiator.

**Bedroom Two: 13' x 12' (3.96m x 3.66m)**

Another double bedroom. UPVC double glazed window to the rear. Radiator.

**Bedroom Three: 8' x 9' (2.44m x 2.74m)**

UPVC double glazed window to the rear. Radiator.

**Shower Room:**

Shower cubicle. Pedestal wash hand basin. Low level WC. UPVC double glazed window to the front. Radiator.

**Gardens:**

Lovely mature rear garden with patio area. Raised flower beds. Lawn with well stocked borders. Access to the front. Large growing area with greenhouse. The property has a wealth of plants and shrubs. The front garden has raised borders.

**Door to:**

Workshop leading to the garage.

**Parking:**

Double driveway parking for numerous cars.

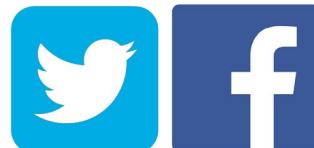
Tenure: Freehold

EPC: D

Council Tax: D



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Council Tax Band: Band D EPC Rating: D

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