

eastcoves@wright-iw.co.uk

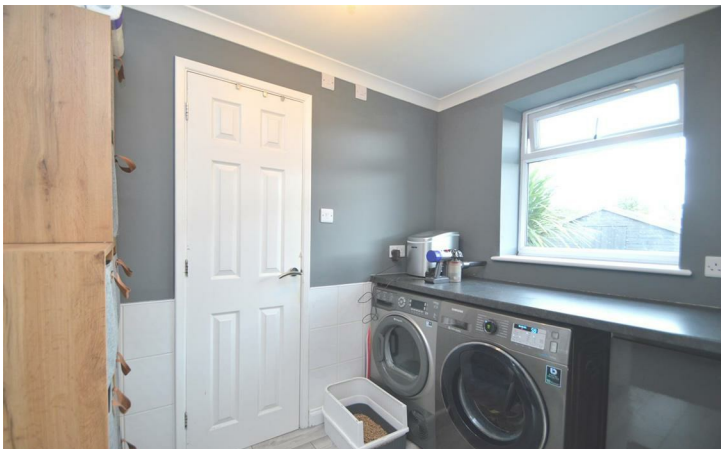
wright
estate agency



£279,950

54 Furlongs, Newport, Isle of Wight, PO30 2AP





Welcome to this charming property located in the popular area of Furlongs, Newport. This delightful house boasts a spacious amount of living space, perfect for a growing family with its three/ four bedrooms and two bathrooms, ensuring everyone has their own space.

Built in 1950's this property exudes charm while offering modern amenities for comfortable living. The well-presented interior is sure to impress, providing a warm and inviting atmosphere for you and your loved ones to enjoy.

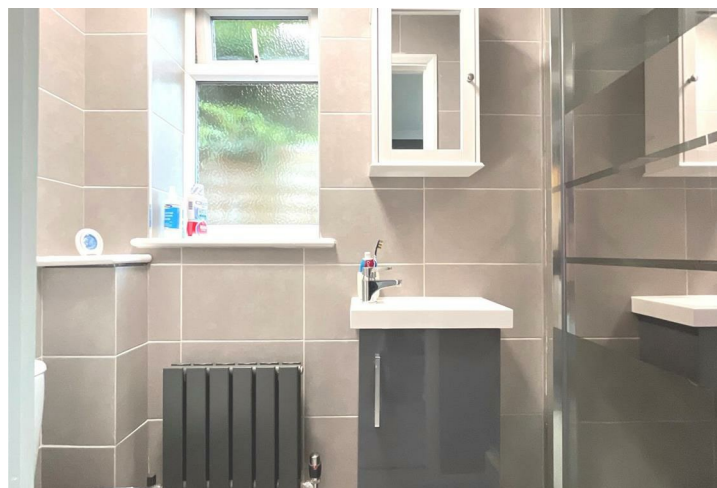
One of the standout features of this lovely home is the ideal family-friendly layout, with spacious reception rooms perfect for entertaining guests or relaxing with the family. The off-road parking for two cars is a convenient addition, ensuring you never have to worry about finding a parking space.

The property also boasts a good-sized garden, providing ample space for children to play outdoors and for you to enjoy some gardening or al fresco dining during the warmer months. The proximity to schools makes it an ideal location for families with young children, ensuring a stress-free school run.



The home is a 5 minute walk from the bustling town centre of Newport which offers a wide range of shops and supermarkets, a cinema, restaurants and cafes, and the Southern Vectis bus station providing a network of public transport across the Island. In the opposite direction is the historic village of Carisbrooke with its famous castle, village amenities including a convenience store, health centre and pharmacy, restaurants and schools for all ages. There are rural footpaths, bridleways and trails within easy reach, providing picturesque walks.

Overall, this property in Furlongs, Newport, offers a wonderful opportunity to own a well-maintained family home in a desirable location. Don't miss out on the chance to make this house your own and create lasting memories in this welcoming abode.



Hallway

Lounge 12'11" x 12'9"

Dining Room 10'6" x 10'2"

Kitchen 11'1" x 8'7"

Utility Room 8'0" x 5'9"

Bedroom 4 8'11" x 8'8"

Ground Floor Shower Room wc 7'11" x 2'11"

Landing

Bedroom 1 12'10" x 10'2"

Bedroom 2 10'6" x 10'3"

Bedroom 3 8'7" x 7'11"

Shower Room 8'4" x 5'6"

Outside

The property boasts a good-sized garden, providing ample space for children to play outdoors and for you to enjoy some gardening or al fresco dining during the warmer months. The garden comprises a lawn area, timber shed and patio.

Off Road Parking

Two off road parking spaces are located at the front of the property.

Council Tax

Band B

Services

Unconfirmed mains drains, mains electric, mains gas and telephone line.

Agents Notes

Our particulars are designed to give a fair description of the property, but if there is any point of special importance to you we will be pleased to check the information for you. None of the appliances or services have been tested, should you require to have tests carried out, we will be happy to arrange this for you. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired in or not), gas fires or light fittings, or any other fixtures not expressly included, are part of the property offered for sale.

GROUND FLOOR
596 sq.ft. (55.4 sq.m.) approx.

1ST FLOOR
441 sq.ft. (41.0 sq.m.) approx.



TOTAL FLOOR AREA : 1037 sq.ft. (96.4 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
 Made with Metropix ©2024

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		85
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	70	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



Referral Fees- With a view to offer a smooth and comprehensive service we may at times recommend various associated services and companies. These include financial advisors and surveyors. You, the consumer are never under any obligation to use any of these services if you have preferences elsewhere. For these services we may receive referral fees from the service provider. Should you take up any of our surveyor referrals we may receive a fee as follows; from Tomblesons Surveyor's £15 voucher, Daniells Harrison Surveyors £50, Connells Surveyors £100.

34 York Avenue, East Cowes, Isle of Wight, PO32 6RU
Phone: 01983 281010
Email: eastcowes@wright-iw.co.uk

wright
 estate agency