



£210,000

17 Lansdown Gardens, Chillerton, Isle of Wight, PO30 3HJ







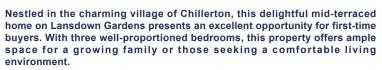












The house features two inviting reception rooms, perfect for entertaining guests or enjoying quiet evenings at home. The layout is both practical and welcoming, allowing for a seamless flow between spaces. The bathroom is conveniently located, catering to the needs of the household.

One of the standout features of this property is the off-road parking, a rare find in village settings, ensuring that you and your guests can park with ease. Additionally, the home boasts picturesque countryside views, providing a serene backdrop that enhances the overall appeal of the property.

Situated in a sought-after location, this home is not only a fantastic investment but also a wonderful place to create lasting memories. With its blend of comfort, convenience, and scenic beauty, this three-bedroom terraced house is an ideal choice for those looking to settle in a peaceful community. Do not miss the chance to make this charming property your own.

Chillerton not only enjoys a peaceful, rural position but also benefits from being close to plenty of Village amenities including a village hall, and the Chillerton and Gatcombe Club which is a popular social club offering many activities and events. The parish of Chillerton and Gatcombe has miles of peaceful countryside footpaths and bridleways with stunning views.

The property is also conveniently situated for the county town of Newport which is just under five miles away providing an array of shops, eateries, cafes and the Islands main hospital, St Marys.





## Hallway

Lounge	14'7" x 10'5"
Dining Room	10'5" x 8'2"
Kitchen	10'5" x 7'1"
Conservatory	7'1" x 5'9"
Landing	
Bedroom 1	12'5" x 8'2"
Bedroom 2	9'6" x 7'10"
Bedroom 3	9'1" x 7'0"
Charrier Barrier	

# **Shower Room**

### Outside

The front garden is mainly decorative shingle, lawn and shrubs. The rear garden has two patio areas, mature shrubs and lovely countryside views.

### **Parking**

The property has private parking for two cars. This is located across from the house.

## **Council Tax**

BAND B

### Tenure

Freehold

### **Services**

Unconfirmed gas, electric, telephone, mains water and drainage.

#### **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 fitments, or any other fixtures not expressly included, are part of the property offered for sale.



TOTAL FLOOR AREA: \$18 s.q.ft. (76.0 sq.m.) approx. Whilst every attempt has been made to ensure the accuracy of the floorpian contained here, measurement of cloors, surfaces, crosm and any other terms are approximate and no responsibility is taken for any error, contained to measurement of the contained of the contained and by any prospective purchaser. The ensurement of the contained of the contained and for apparent and appliances shown have note the teach and no guarantee.

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.

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