



**OVER 60?**

Secure this property  
for up to **59% less!**

**Price**  
**£200,000**

**Freehold**

2x  1x  1x 

**Avenue Road, Sandown,  
Isle of Wight, PO36**

**Pittis**   
Helping you move forwards



## Main features

- Chain free semi-detached house
- Off road parking to the rear
- Private enclosed garden to the rear
- Within a short walking distance to both Sandown town centre and the local beach with schools and transport links also close by

## Accommodation

### GROUND FLOOR

#### Hallway

Lounge: 15'0 x 14'1 (4.58m x 4.30m)

Dining Room: 14'2 x 7'9 (4.32m x 2.36m)

Kitchen: 11'0 x 8'11 (3.61m x 2.72m)

Utility Room: 10'7 x 4'8 (3.23m x 1.42m)

### FIRST FLOOR

#### Landing

Bedroom 1: 14'4 x 14'1 (4.37m x 4.30m)

Bedroom 2: 15'0 x 14'1 (4.58m x 4.30m)

#### Shower Room

### OUTSIDE

#### Front & Rear Gardens

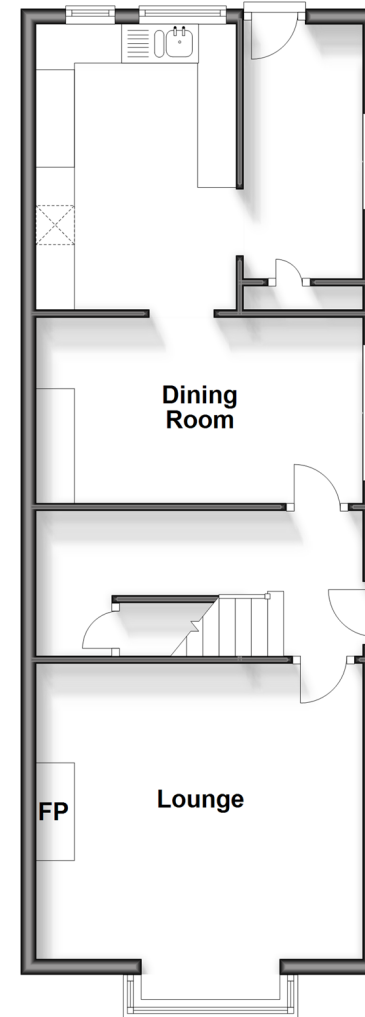
#### Driveway to the rear

**Call Sandown - 01983 407444 ■ [pittis.co.uk](http://pittis.co.uk)**

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

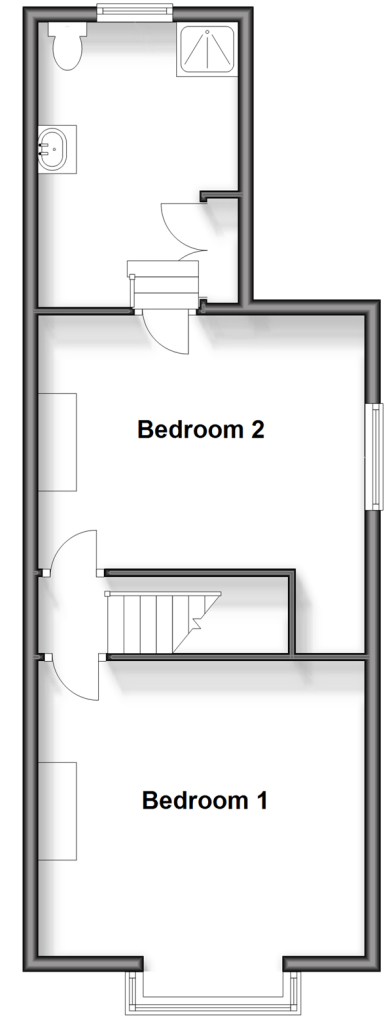
### Ground Floor

Approx. 51.3 sq. metres (552.5 sq. feet)



### First Floor

Approx. 45.1 sq. metres (485.9 sq. feet)



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