



OVER 60?
Secure this property
for up to **59% less!**

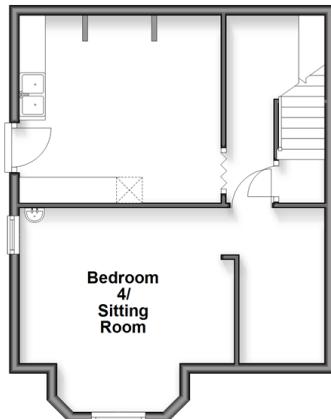
Price
£325,000
Leasehold

4x  2x  3x 

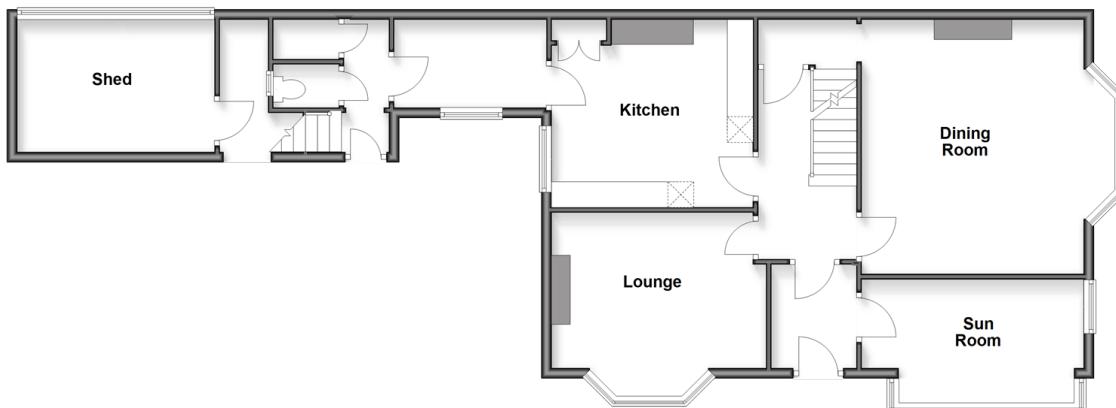
**St. John's Road, Sandown, Isle of Wight,
PO36**

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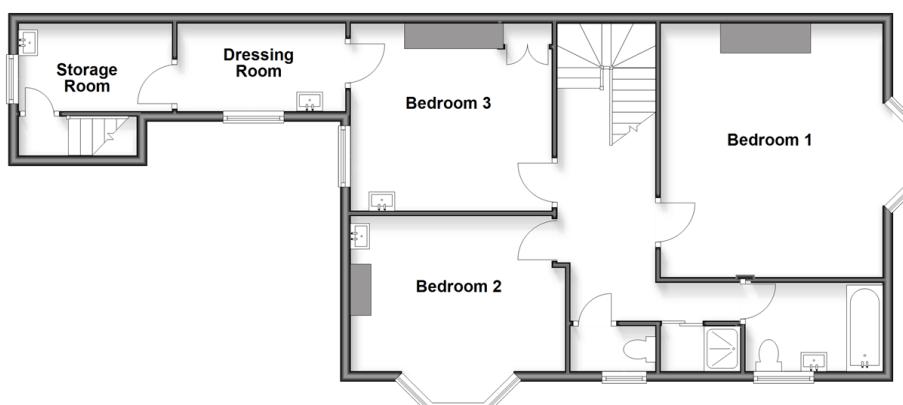
Lower Ground Floor
Approx. 42.1 sq. metres (453.6 sq. feet)



Ground Floor
Approx. 95.6 sq. metres (1029.3 sq. feet)



First Floor
Approx. 83.3 sq. metres (896.3 sq. feet)



Accommodation

GROUND FLOOR

Hallway

Lounge: 14'1 x 12'5 (4.30m x 3.79m)

Dining Room: 17'2 x 16'1 (5.24m x 4.91m)

Sun Room: 12'2 x 9'9 (3.71m x 2.97m)

Kitchen: 13'3 x 10'5 (4.04m x 3.18m)

Utility Room

Separate toilet

Shed

FIRST FLOOR

Landing

Bedroom 1: 17'2 x 16'1 (5.24m x 4.91m)

Bedroom 2: 14'0 x 12'11 (4.27m x 3.94m)

Bedroom 3: 13'1 x 12'5 (3.99m x 3.79m)

Dressing room: 10'8 x 5'6 (3.25m x 1.68m)

Store room: 9'9 x 5'7 (2.97m x 1.70m)

Bathroom

Shower room

Separate Toilet

LOWER GROUND FLOOR

Hallway

Cellar

Sitting room/ Bedroom 4: 13'5 x 13'2 (4.09m x 4.02m)

Basement Room: 12'10 x 10'9 (3.91m x 3.28m)

OUTSIDE

Front & Rear Gardens



Main features

- Large semi detached house
- Potential for self contained annexe with private access
- Large lawned garden
- Period features throughout
- Ideal for future development with upgrading required



Nearest Schools

The Bay CE School
Broadlea Primary School
Shanklin C of E Primary Schools
Gatten & Lake Primary School
Shanklin Pre-School & Nursery



Transport Information

Local buses providing Island wide connections plus local train station with direct links to Ryde Pier Head.



Address

St. John's Road, Sandown, Isle of Wight, PO36



Directions

For directions to this property please contact us.



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Call Sandown Branch 01983 407444 ■ 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.



CURRENT:
D(61) ■ POTENTIAL:
C(76)
60521222/20250714/JW/NR