



- Semi-Detached Bungalow
- Enclosed Gardens
- Gas Central Heating

- 2 Double Bedrooms
- Double Glazing
- On-Street Parking is Available

- Modern Kitchen & Bathroom
- Close to Local Amenities
- Viewings Welcome

54 Lower Furlongs, Brading, PO36 0DX

£240,000

This semi-detached bungalow is located in the historic town of Brading, with a local convenience store, primary school, train station with mainland ferry connections and a choice of local pub/restaurants all within walking distance.

The beautifully presented accommodation comprises a welcoming entrance hall, 2 double bedrooms, a lounge, separate kitchen, and bathroom. Additionally, the property benefits from an enclosed garden with a shed, summer house and patio area.

The popular location, immaculately presented interior and lovely gardens makes this an ideal home for anyone looking to enjoy Island life with many of Brading's useful amenities within easy walking distance. A viewing is recommended to fully appreciate everything this superb semi-detached bungalow has to offer!



Accommodation

Entrance Hall

Lounge

12'10 x 10'11 (3.91m x 3.33m)

Kitchen

9'2 x 7'10 (2.79m x 2.39m)

Bedroom 1

11'9 x 10'11 (3.58m x 3.33m)

Bedroom 2

11'5 x 10'11 (3.48m x 3.33m)

Bathroom

8'5 x 5'10 (2.57m x 1.78m)

Outside

To the front of the property there is a lawned area and bin storage. The side and rear garden are enclosed, with a patio area, summer house and garden shed.



Services

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

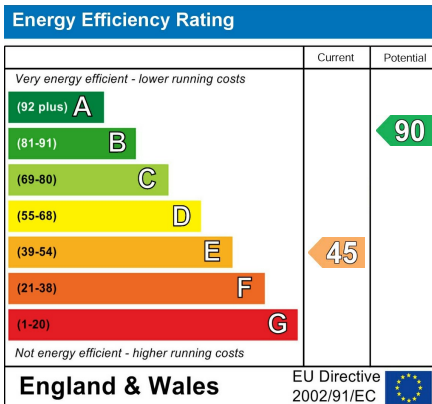
Council Tax

Council Tax Band B - Please contact The Isle of Wight Council on 01983 823901.

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



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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PROTECTED

Viewing:

Date

Time