





Fernleigh, Briddlesford Road, Newport, Isle Of Wight

PO30 2QT

£650,000

A beautiful 4 bedroom detached period home with fabulous mature wrap around gardens. There is so much to offer within this very versatile property along with original features, fireplaces, garage and annexe potential.

Williams

SALES & LETTINGS

Fernleigh, Briddlesford Road

Detached period property

4 double bedrooms

3 reception rooms

Mature extensive gardens

Lots of character





The accommodation with approximate measurements comprises:

Door to:

Hallway
Radiator. Dado rail. Plate rail. Under stairs storage cupboard. Stairs to first floor.

WC:

Hand basin. Low level WC.

Lounge
4.15 m x 4.31 m 13'7" x 14'2"
Double glazed window. Radiator. Original feature fire place.

Sitting room
4.30 m x 4.43 m 14'1" x 14'6"
Double glazed window. Radiator. Original fireplace

Dining room
4.28 m x 4.32 m 14'1" x 14'2"
Double glazed French Doors to extensive garden. Radiator. Original oven and hot plate.

Kitchen / breakfast room
4.28 m x 4.11 m
14'1" x 13'6"
Fully fitted with matching wall, base and drawer units. Sink and drainer with mixer tap. Tiled splash back. Space for dishwasher. Fitted fridge freezer, free standing Range cooker. Feature extractor over. Three double glazed windows. Room for table and chairs. Radiator. Door to:

Utility room
3.42 m x 2.34 m 11'3" x 7'8"
Double glazed windows. Double glazed door to garden. Radiator. Sink and drainer with mixer tap. Space and plumbing fir washing machine and tumble dryer. Tiled flooring.

Stairs to first floor

Landing
Large double glazed window. Radiator. Loft access. Doors off to:

Bedroom
4.29 m x 4.32 m 14'1" x 14'2"
Large double bedroom. Double glazed window. Radiator. Original feature fireplace, with tiled surround and wooden mantle.

Bedroom
4.40 m x 4.00 m 14'5" x 13'1"
Large double bedroom. Double glazed window. Radiator. Original feature fireplace, with tiled surround, and wooden mantle. Cupboard housing wall hung Vaillant boiler.

Bedroom
4.30 m x 4.16 14'1" x 13'8"
Two double glazed windows, with far reaching views. Radiator. Original feature fireplace with tiled surround and wooden mantle.

Bedroom
4.44 m x 3.05 14'7" x 10'0"
Double glazed window with far reaching views. Original feature fireplace with tiled surround and wooden mantle. Radiator.

Bathroom
2.79 m x 2.58 9'2" x 8'6"
Double glazed window. Hand basin. Bidet. Bath. Shower cubicle. Part tiled. Radiator.

Outside
Extensive wrap around gardens which are mainly laid to lawn with mature trees, shrubs and plants.

Well:
Septic tank.

Potential annexe

Room 1: Door to room 2 3.8 x 2.0

Room 2: Double glazed window overlooking the garden. Electric heater 3.7 x 3.4

Garage
5.50 m x 4.90 m 18'1" x 16'1"
Electric door. Door to garden. Power and light.
Door to potential annexe.

Additional information

Registered nursery / roost for Bats. Natural England. bath conservation trust: 0845 1300228

Council Tax band: "D"

EPC “D”

Fernleigh, Briddlesford Road











































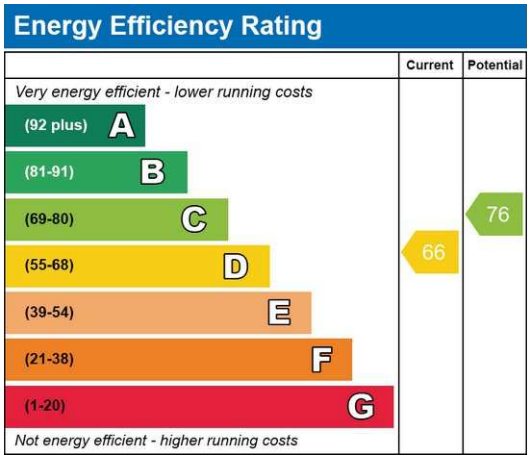
1ST FLOOR
989 sq.ft. (91.9 sq.m.) approx.



GROUND FLOOR
1520 sq.ft. (141.2 sq.m.) approx.

TOTAL FLOOR AREA : 2509 sq.ft. (233.1 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 ©2026



W | Williams
SALES & LETTINGS

Williams Estate Agents
41 High Street
Wootton Bridge
Isle of Wight
PO33 4LU

01983 883333
sales@williamsisleofwight.co.uk
lettings@williamsisleofwight.co.uk
https://www.williamsisleofwight.co.uk

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurement, all services, tenure and all details relating to the property.