

Wootton Bridge, Ryde, Isle of Wight



- **Quiet and Tucked Away Position**
- **Garage, Driveway and Private Rear Garden**
- **Modernised throughout**
- **Walking Distance of Village High Street**
- **Chain Free**



About the property

A well-presented two-bedroom detached bungalow, quietly positioned in a cul-de-sac yet just moments from the heart of Wootton Bridge. Offered chain-free, the property combines generous accommodation, excellent outdoor space and a wonderfully convenient village location.

Set within easy walking distance of Wootton Bridge high street, this attractive bungalow is perfectly placed for everyday amenities. The village offers a useful selection of facilities including a Tesco Express, Doctors Surgery & Pharmacy, Dentists, Hairdressers, restaurants, pubs, Spa and a community centre, making it possible to leave the car at home for many of life's daily essentials. There is also a regular bus service connecting Wootton Bridge with both Newport and Ryde, with a bus stop just around the corner.

For those who enjoy the outdoors, the location is equally appealing. A variety of lovely walks are close by, including routes alongside Wootton Creek and onwards towards Woodside Bay, providing plenty of opportunity to enjoy the surrounding countryside and coastline.

The property itself is tucked away in a peaceful cul-de-sac and benefits from a large, private and particularly sunny rear garden, offering an excellent space for relaxing, entertaining or simply enjoying the sunshine. To the front is a driveway providing off-road parking, together with a separate garage.

Internally, the bungalow has been thoughtfully upgraded by the current owners over recent years. The modern fitted kitchen provides a smart and practical space, while the recently fitted shower room adds a contemporary touch. The accommodation is well proportioned throughout, with excellent storage provision. Both bedrooms benefit from built-in wardrobes, while the impressive dual-aspect lounge/diner provides a generous principal living space filled with natural light.

With its combination of detached accommodation, private sunny garden, garage and parking, modernised interior and superb proximity to the village amenities and countryside, this is a particularly appealing bungalow that should attract considerable interest. Offered to the market Chain-Free.

Local Authority - Isle of Wight Council
Council Tax Band - C
Tenure - Freehold

Useful Information

Here to help guide you through the buying process we have listed below some useful websites that provide relevant information regarding the property and location before making any decisions.

www.environment-agency.gov.uk
www.landregistry.gov.uk
www.gov.uk/green-deal-energy-saving-measures
www.homeoffice.gov.uk
www.ukradon.org
www.fensa.org.uk
www.nesltd.co.uk
<http://list.english-heritage.org.uk>

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Accommodation

GROUND FLOOR

Entrance Hall

Kitchen 11'8 x 11'1

W/C

Lounge Diner 20' x 11'10

Shower Room

Bedroom 1 13'8 x 11'5

Bedroom 2 11'8 x 9'10

OUTSIDE

Front Garden

Garage

Driveway

Rear Garden

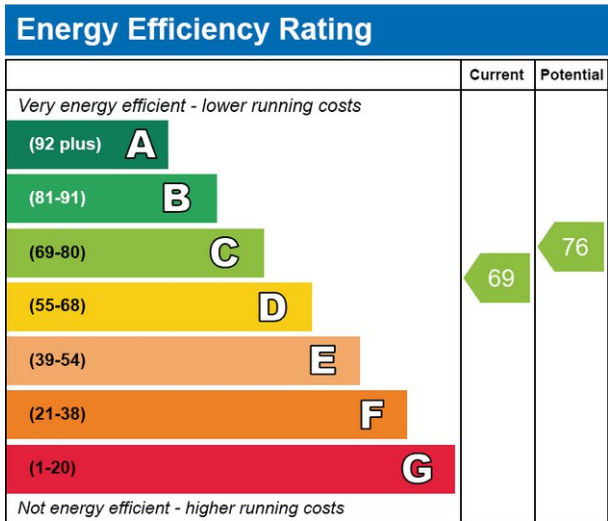
Book a Viewing

There is no substitute to seeing the real thing!

To arrange a viewing contact one of our team on

01983 525710

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