

Kamali House Magnolia Drive, Ryde, PO33 3HW

Asking Price £625,000

EPC Rating: B Council Tax Band: E

ELLIOTT
LINCOLN
ESTATE AGENTS & ASSOCIATES

Reassuringly familiar, refreshingly new



Kamali House is a substantial modern detached home with subtle Georgian-inspired detailing, including a classically styled entrance portico and stone-effect architectural dressings. Set within an established plot of approximately 0.11 acres, it offers exceptionally generous and practical family accommodation, far-reaching downland views and a private enclosed garden.

ELLIOTT
LINCOLN
ESTATE AGENTS & ASSOCIATES

Reassuringly familiar, refreshingly new

Call or WhatsApp: 01983 642622
office@elliottlincoln.co.uk
www.elliottlincoln.co.uk



Ground Floor



First Floor

Total floor area: 200.6 sq.m. (2,159 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by [www.Propertybox.io](https://www.propertybox.io)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	86	87
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	