



- Detached Bungalow
- Lovely Lawned Garden
- Some Modernisation Required

- 2 Bedrooms
- Quiet Cul-de-Sac Location
- CHAIN FREE

- Driveway & Garage
- Close to Local Amenities
- Viewings Welcome

8 Ashley View, Lake, Isle of Wight, PO36 9QA

£235,000

This detached bungalow is located in a quiet cul-de-sac on the popular Merrie Gardens estate. Several local supermarkets and bus stops with a regular service to Shanklin and Sandown are all within easy walking distance.

The accommodation comprises 2 bedrooms, lounge/dining room, separate kitchen, conservatory, and bathroom. Additionally, the property benefits from a gravelled driveway providing off road parking and access to the garage, and a lovely rear garden.

The peaceful location, and easy access to local amenities makes this an ideal home for anyone looking to enjoy a more relaxed pace of life in one of the Island's most popular coastal areas.

A viewing is recommended to appreciate everything this fantastic CHAIN FREE home has to offer!



Accommodation

Entrance Hall

Lounge/Dining Room

19'2 x 11'1 max (5.84m x 3.38m max)

Conservatory

11'3 x 8'4 (3.43m x 2.54m)

Kitchen

8'9 x 6'6 (2.67m x 1.98m)

Bedroom 1

11'3 x 9 (3.43m x 2.74m)

Bedroom 2

9' x 7'8 (2.74m x 2.34m)

Bathroom

6'2 x 6' (1.88m x 1.83m)

Outside

To the front of the property the gravelled driveway provides off road parking and access to the garage. The rear garden is laid mainly to lawn with a patio area and greenhouse.



Services

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

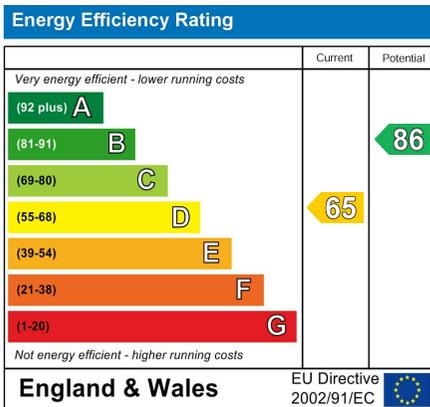
Council Tax

Council Tax Band C - 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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Viewing: Date Time