



- Elegant Victorian semi Detached House
- Parking for Two Cars
- Bay Window Lounge with Double Doors to Cosy Sitting Room
- Some Exciting Scope to Personalise
- Comfortable 4 Bedroom- 1 En Suite Accommodation
- Sought After Residential Road
- Formal Dining Room/Family Room with Direct Garden Access
- Generous & Flexibly Arranged Layout
- Family Bathroom Plus Two Further W.C's
- Well Placed for Local Shops, Bus Routes, Petrol Station & Supermarket

57 High Park Road, Ryde, PO33 1BX

£395,000

Nestled on the desirable High Park Road in Ryde, this elegant Victorian semi-detached house, built circa 1900, offers a splendid blend of classic charm and modern convenience. Spanning an impressive 1,766 square feet, the property boasts high ceilings and feature fireplaces, creating a warm and inviting atmosphere throughout.

With four bedrooms and two well-appointed bathrooms, this home is perfect for families seeking comfort and style. The three generous reception rooms provide exceptional flexibility, allowing for various uses, whether it be family gatherings or a dedicated workspace for those who work from home.

The property is ideally situated near a range of local amenities, including shops, a school, bus routes, a petrol station, and a welcoming public house. Additionally, the lush surroundings of Appley Park are just a stone's throw away, offering a tranquil escape for leisurely walks or outdoor activities.

The neatly brick-paved frontage not only enhances the property's curb appeal but also provides convenient parking for two vehicles. The rear garden is a delightful retreat, featuring a patio area perfect for al fresco dining and a sizeable garden shed for additional storage.

This charming home on High Park Road presents an excellent opportunity for those looking to enjoy the best of Ryde living, combining period features with modern comforts in a sought-after residential location.



Accommodation

Entrance Hall

Built-in Storage

Lounge

16'1" into bay x 12'4" max (4.90m into bay x 3.76m max)

Sitting Room

13'1" x 10'1" (3.99m x 3.07m)

Kitchen/Breakfast Room

16'3" x 11'3" (4.95m x 3.43m!)

Dining Room/Family Room

17'7" max x 12'9" max (5.36m max x 3.89m max)

'L' Shaped

Utility Room

4'8" x 4'1" (1.42m x 1.24m)

Cloakroom W.C.

Landing

Loft access & pull down ladder

Built-in Airing & Linen Cupboard

Bedroom 1

15'1" x 13'1" max (4.60m x 3.99m max)

En Suite

8'9" x 3'3" (2.67m x 0.99m)

Bedroom 2

13'1" max x 10'2" (3.99m max x 3.10m)

Bedroom 3

12'10" max x 7'8" (3.91m max x 2.34m)

Shower Cubicle

Study Area

9'6" x 6'2" (2.90m x 1.88m)

Bedroom 4

9'7" x 6'3" (2.92m x 1.91m)

Bathroom

10'4" x 7'5" (3.15m x 2.26m)

Seperate W.C.

Parking

Brick paved driveway with spaces for two vehicles.



Garden

The walled frontage is largely designates for parking purposes. A raised brock planter sits to one corner. The brick paving continues around the side to meet the gated access to the rear garden. A paved terrace sweeps around the side and rear of the house as the perfect seating and alfresco dining area. the remainder of the 60ft long garden is laid to lawn and frames by shrub borders on either side. Fence boundaries enclose this east facing garden on all sides. Garden tap. External lighting. External sockets.

Garden Shed

14'2" x 13'11" (4.32m x 4.24m)
Pitched roof. Power & lighting. Twin windows. Double Doors.

Tenure

Freehold

Council Tax

Band D

Construction Type

Brick elevations. Slate roof. Cavity walls.

Flood Risk

Very Low Risk

Mobile Coverage

Outdoor Only Coverage: EE, O2, Three & Vodafone

Broadband Connectiiv

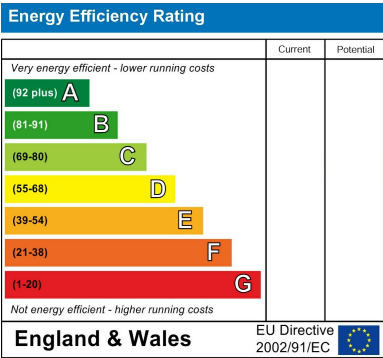
Openreach & Wightfibre Networks. Up to Ultrafast Available.

Services

Unconfirmed gas, electric, water and drainage.

Agents Note

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 fitments, or any other fixtures not expressly included, are part of the property offered for sale.



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



GROSS INTERNAL AREA
FLOOR 1 82.2 m² FLOOR 2 82.0 m²
TOTAL : 164.2 m²
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



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Viewing: Date Time