21 St. Margarets Glade, Ventnor, PO38 1DG

Guide Price £190,000

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McCarthy & BOOKER

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ANOTHER PROPERTY UNDER OFFER FROM THE TEAM AT MCCARTHY & BOOKER
Semi-detached three bedroom home ~ Garden and parking ~ Good location for school

A three bedroom semi detached home

Located in an extremely convenient location close to The Island Free School and all the amenities that Ventnor has to offer.
This is a great starter home with a large sitting room that has double doors opening to the rear garden, well appointed kitchen, bathroom, two double and a single bedroom.

Interior

This versatile home is a great opportunity to either get on the property ladder or for downsizing.

Ground Floor:
The hallway leads through to a large sitting room and a sunny kitchen at the front of the property, which has an array of wooden wall and base units with a dark worksurface flowing around this U-shaped room. There is an integrated oven and 4 ring gas hob, along with a dishwasher and space/plumbing for a washing machine and fridge freezer.
The generously sized sitting room has a useful understairs cupboard and sliding double doors that give access to the garden and allows the light to flood in.

First Floor:
On this level there are three bedrooms and a family bathroom with access to the loft space.
The fully tiled bathroom has a bath with overhead shower, wc and basin.
The principal double bedroom overlooks the rear garden along with a single bedroom which could be utilised as a study or office.
At the fore of the property is another double bedroom.

Exterior

A low maintenance grassed area is at the fore of this semi-detached home. There is one parking space and a side access gate to the rear garden.

This is another easily maintained outside space, including a grassed area, raised shingle seating zone ideal for relaxing which has mature plants and shrubs dotted around.

Ventnor

A Victorian sea-side town that has fantastic views across the English channel. Both the town and the seafront has an array of local boutiques, cafes and high end restaurants, many specialising in local seafood. An abundance of outside recreational pursuits can be found including a golf course, rugby and cricket club. There are beautiful walks to the Ventnor Downs, along the coastal path and down to the ever popular Steephill Cove.

Further Information

Tenure: Freehold
EPC: C
Council tax band: C
Mains gas, electricity, sewerage and water
Gas central heating
Double glazed
Broadband: Ultra and Superfast and Wightfibre available in this area
Loft partially boarded

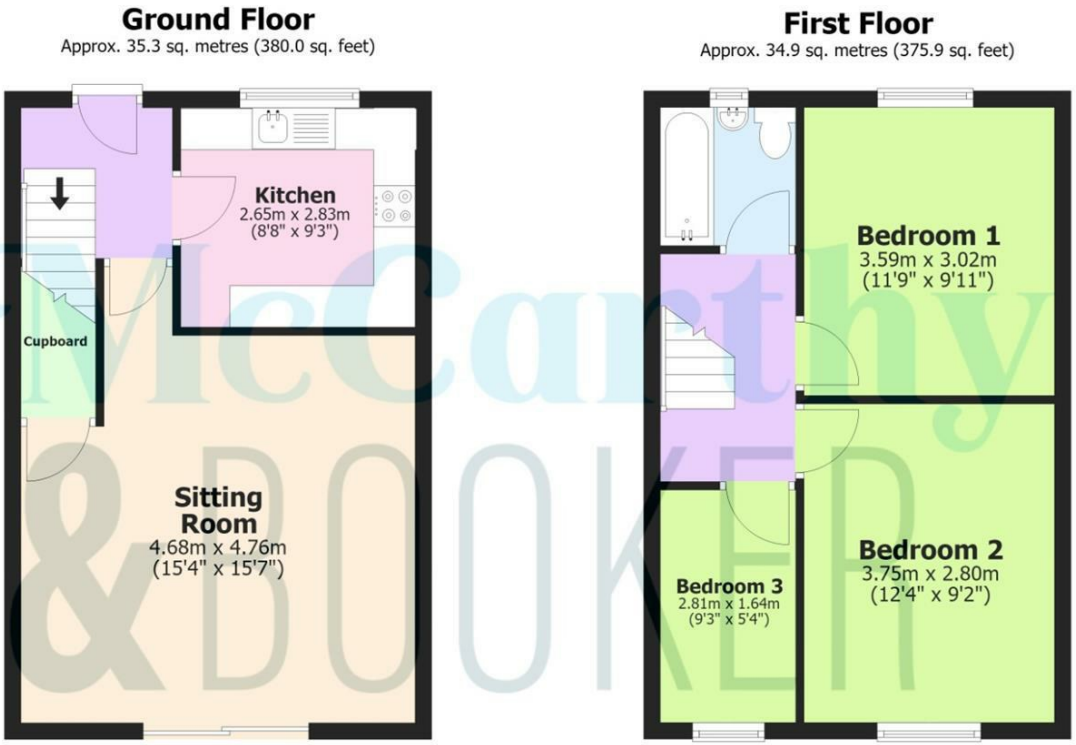
Viewing

Please contact our Isle of Wight office on 01983 300111 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of any fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.



Total area: approx. 70.2 sq. metres (755.9 sq. feet)

SKETCH FOR ILLUSTRATIVE PURPOSES ONLY. All measurements, walls, doors, windows, suites, fittings and appliances, sizes and locations are approximate only. They cannot be considered as being a representation by the seller or agent. Some appliances, suite or other iconography may not reflect the actual design present and are for indicative purposes only. Plan produced by Silver Arch Group www.silverarchgroup.co.uk
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McCarthy & BOOKER

01983 300 111 | hello@mccarthyandbooker.co.uk | The Old Post Office, 73 High Street, Cowes, Isle of Wight, PO31 7AJ

mccarthyandbooker.co.uk