shanklin@wright-iw.co.uk

wright estate agency

- Semi-Detached Bungalow
- Large Rear Garden Backing onto Fields
- Popular Village Location
- 2 Bedrooms
- Driveway Parking
- Close to Local Amenities
- CHAIN FREE
- Modern Kitchen & Bathroom
- Viewings Welcome

15 Dubbers, Godshill, PO38 3HX

£249,400

This semi-detached bungalow is located in one of the Island's most popular villages. Forming part of a quiet cul-de-sac towards the outskirts of the village, the local shops, pubs, bus stops, and other useful amenities are all within easy walking distance.

The well-presented accommodation comprises 2 bedrooms, a lounge with doors leading to the garden, a modern kitchen, and bathroom. Additionally, the property benefits from a gravelled driveway providing off road parking, and a large lawned rear garden backing onto fields.

The modern interior, lovely garden backing onto fields, and the easy access to many local amenities makes this an ideal home for anyone looking to enjoy Island life in one of its most picturesque villages. A viewing is recommended to fully appreciate everything this fantastic CHAIN FREE bungalow has to offer!

Accommodation

Entrance Hall

Lounge
11'5 x 10'9 (3.48m x 3.28m)

Kitchen
12'3 x 7'10 (3.73m x 2.39m)

Bedroom 1
12'10 x 10'11 (3.91m x 3.33m)

Bedroom 2
9'6 x 7'11 (2.90m x 2.41m)

Bathroom
6'6 x 5'6 (1.98m x 1.68m)

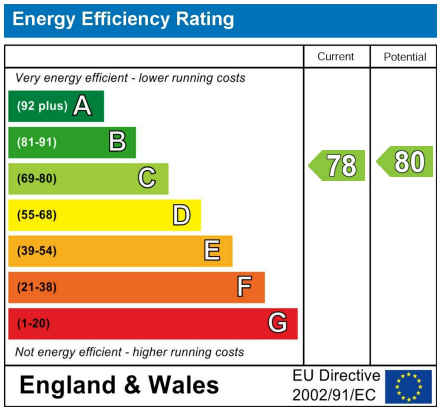
Outside
To the front of the property the garden is laid to lawn and the gravelled driveway provides off road parking. The large rear garden is laid mainly to lawn with a decked area, garden shed, and backs onto open countryside.

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 fitments, 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.

33 Regent Street, Shanklin, Isle of Wight, PO37 7AF
Phone: 01983 866822
Email: shanklin@wright-iw.co.uk

naea | propertymark PROTECTED
The Property Ombudsman

Viewing: Date ..... Time .....