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wright estate agency



£155,000

7 Alvington Manor View, Gunville, Newport, Isle of Wight, PO30 5NY













Set in the charming area of Alvington Manor View, Newport, this delightful mid-terrace house presents an excellent opportunity for first-time buyers. The property boasts two well-proportioned bedrooms, providing ample space for relaxation and rest. The inviting reception room and kitchen serves as a perfect gathering space, ideal for entertaining guests or enjoying quiet evenings at home.

The house features a well-appointed bathroom, ensuring convenience for daily routines. One of the standout attributes of this property is the off-road parking, accommodating one vehicle, which is a valuable asset in this popular location.

The front and rear gardens offer a lovely outdoor space, perfect for gardening enthusiasts or those who simply wish to enjoy the fresh air. Families will appreciate the proximity to local schools, making the morning school run a breeze, as well as the close distance to St Mary's Hospital, ideal for key workers wanting to purchase a home close to work.

This property is not just a house; it is a wonderful home waiting to be filled with memories. With its appealing features and prime location, it is an opportunity not to be missed. Whether you are looking to take your first step onto the property ladder or seeking a charming residence in Newport, this home is sure to meet your needs.



Hall

Kitchen	8'6" x 10'4"
Lounge	13'11" x 11'10"

First Floor - Landing

Bedroom 1	12'5" x 8'3"
Bedroom 2	11'11" x 8'11"
Bathroom	7'1" x 5'2"

Parking
To the rear of the property there is an allocated parking space for 1 car.

Garden
The rear garden is mainly laid to lawn with a timber shed and gated access leading to the parking.

Council Tax
Band B

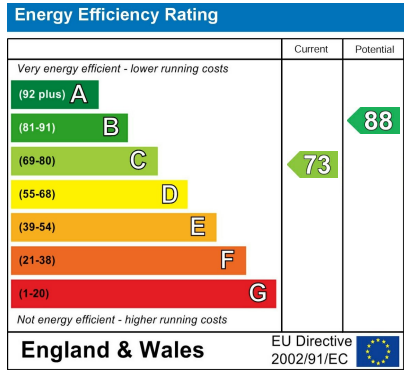
Tenure
Freehold

Services
Mains water, drainage, gas and electric

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 First 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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