

SPENCE WILLARD



Tree Top, Newbridge, Isle of Wight

An unique opportunity to acquire a well-located and substantial bungalow within a large plot of approximately 0.28 acres, which now requires complete modernisation.

VIEWING

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Tree Top is a detached two-bedroom bungalow that had been lived in and cared for over many years but now requires a comprehensive programme of modernisation/re-development, having been empty for a few years. The property sits perfectly within the plot with a large front garden – perfect for more car parking should it be required. To the rear, with beautiful views across the downs, is a level garden and there is mature hedging on most sides, giving the property a good level of privacy.

The accommodation provides an excellent opportunity for a purchaser looking for a single-story home which can be transformed into a comfortable contemporary residence. The existing layout offers considerable flexibility and could potentially be reconfigured to create a more modern open-plan kitchen/dining/living space, accommodation into the attic space can give another bedroom, and contemporary bathrooms, subject to the necessary consents.

The property also benefits from a detached workshop/storage building to the side, together with ample external space a particularly generous plot, with features that add considerably to its appeal and future potential.

Outside

One of the property's principal attractions is its large plot with extensive countryside views, approaching a 1/3 of an acre.

The surrounding gardens offer an excellent opportunity for a new owner to create an attractive private garden tailored to their own requirements, whether that be extensive lawns, established planting, entertaining areas, kitchen garden or simply a peaceful space in which to enjoy the rural surroundings.

The Opportunity

For purchasers prepared to undertake the necessary work, Tree Top represents an exciting chance to create a highly individual home in one of the Island's most desirable rural village areas with a regular bus service. The property will appeal particularly to those seeking a

quieter life and a base close to Yarmouth and the mainland ferry links. There is easy access to the outstanding countryside, beaches and downland of West Wight.

In Summary

Tree Top is a rare chance to acquire a detached two-bedroom bungalow with a garage, large plot and beautiful down land views, and large plot in the sought-after village of Newbridge. Requiring extensive modernisation, the property offers an exciting blank canvas for those looking to create their own home in an exceptionally attractive, welcoming part of the Isle of Wight.

Services

Mains electricity, water and drainage serve the property.

EPC Rating G

Council Tax Band D

Postcode PO41 OTR

Viewings All viewings will be strictly by prior arrangement with the selling agents, Spence Willard.





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