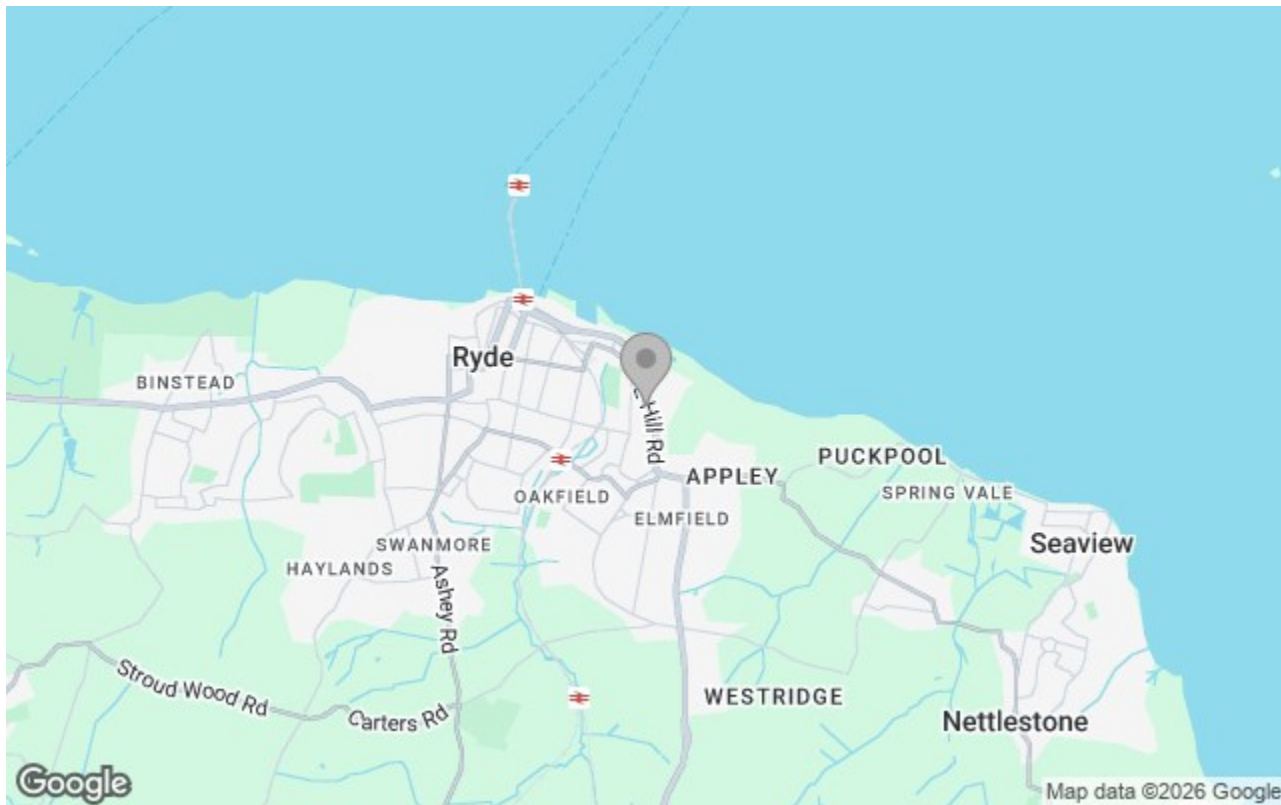




Viewing strictly by appointment with the sole selling agent Fox & Home

BOOK A VIEWING.



01983 811811
ryde@foxproperty.co.uk
Fox & home
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Ryde
PO33 2PN



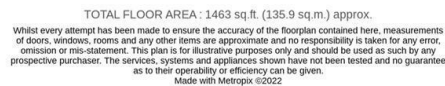
01983 811811



3 Pavilion Rise East Hill Road
Ryde, PO33 1PA £299,950

Forming part of a small development of 10 town houses built approximately 25 years ago this spacious 4 bedroom property is located close to Appley Beach, The Esplanade and mainland ferry links. The well proportioned accommodation benefits from ensuite facilities to the master bedroom. Gas central heating, UPVC double glazing, a courtyard garden and parking.

4 1 2



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Entrance Hall:

Stairs to first floor. Built in under stairs cupboard. Radiator.

Lounge: 16'4 14'6 (4.98m 4.42m)

UPVC double glazed window to the rear. Multipaneled glazed door to the garden. Radiator.

Kitchen: 14'4 x 8'4 (4.37m x 2.54m)

Range of fitted base and wall unit with built in drawer and worksurfaces. Tiled splash backs. Stainless steel sink unit. Built in electric oven and gas hob with extractor over. Plumbing for washing machine. Wall mounted gas fired boiler. UPVC double glazed window to the front.

First Floor Landing:

Built in airing cupboard. Stairs to second floor. UPVC double glazed window to the front.

Bedroom Two: 14'6 x 11'10 (4.42m x 3.61m)

UPVC double glazed window to the rear. Fitted wardrobe cupboards. Radiator.

Bedroom Four: 10'5 x 8'4 (3.18m x 2.54m)

UPVC double glazed window to the front. Radiator.

Bathroom:

Suite comprising panelled bath, pedestal wash hand basin and low level W.C. Radiator.

Second Floor Landing:

Loft access. Radiator.

Master Bedroom: 14'6 x 13'5 (4.42m x 4.09m)

UPVC double glazed window to the rear. Radiator.

Ensuite Shower Room:

Tiled shower cubicle. Pedestal wash hand basin and low level W.C.
Radiator.

Bedroom Three: 14' 6 x 13' (4.27m 1.83m x 3.96m)

UPVC double glazed window to the front. Radiator.

Outside:

Gated access to the front garden with pathway and gravelled seating area. Pretty paved rear courtyard garden with brick steps leading to a gate providing access to the parking area.
Allocated parking plus additional visitor spaces.

Tenure: Freehold

EPC: C

Council Tax: D

Council Tax Band: Band D EPC Rating: C

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