



21 The Strand  
Ryde | Isle of Wight | PO33 1JF

# SELLER INSIGHT

---

“ 21 The Strand has been a wonderful house to own.

*It was built around 1847, in the early years of Queen Victoria's reign, and the structure of the house - the high ceilings, the generous room proportions, the sense of solidity - still define how it feels to live here. Even with the whole family home - we had four generations staying when our granddaughter was born - the house never felt crowded.*

*The south-facing garden and the sun room are in constant use through the summer. Light pours in throughout the day, and the sun room in particular has a way of drawing everyone in.*

*The house is well placed for the town. Union Street has independent shops worth browsing; there are good supermarkets nearby and corner shops for the essentials. Ryde is a proper working town with everything you need, including several cafes that take their coffee seriously.*

*The beach is the real point of living here. Looking out across the Solent in the morning never gets old - the ships crossing, the yachts, the light and sea changing with the weather. At low tide we walk across the wide flat sand; at high tide we swim. We often stop for coffee or lunch at the Dell Café at the far end of the beach. It is a beach for children, for keeping fit, for watching the birds and the boats. We have never tired of it and will be sad to go.”\**

\* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.





# STEP INSIDE

## 21 The Strand

---

This substantial Victorian residence occupies one of the most privileged positions along the Solent shoreline, offering uninterrupted sea views and immediate access to a long stretch of sandy beaches. Beautifully presented and full of character and period details, such as high ceilings, the home combines elegant 1840s architecture with modern comfort, creating a rare opportunity to enjoy coastal living at its finest. Its location and layout is ideal for commuters and families alike, with ferry links, the town centre, and Ryde School all within easy reach.

The house unfolds across three spacious storeys, each designed to maximise natural light, versatility, and the spectacular outlook. The main level welcomes you with a sense of grandeur, featuring original detailing, high ceilings, and a warm, inviting atmosphere. A charming drawing room and an ensuite bedroom both frame sweeping views across the gardens and the Solent, creating perfect spaces for entertaining and simply relaxing while watching the ever changing seascape. The open plan kitchen and dining room form the heart of the home, offering a superb blend of style and practicality with quality cabinetry, generous work surfaces, and a cosy stove that enhances the room's welcoming feel. From here, double doors open into a bright sunroom with an adjacent wooden patio, a delightful spot to enjoy the south facing garden and the natural light that pours in throughout the day.

Upstairs, the first floor provides four beautifully proportioned double bedrooms, each with its own charm and character. Two of the rooms benefit from modern en suite facilities, while the third and fourth are served by a stylish family bathroom. The two sea facing bedrooms enjoy some of the most impressive views in the house, stretching across the beaches and out towards Portsmouth and Hampshire beyond. The remaining bedrooms overlook the attractive front garden, offering peaceful, sunlit spaces ideal for family or guests.

The lower ground floor adds exceptional flexibility to the property, presenting a suite of additional rooms that can be adapted to suit a wide range of needs. With its generous layout, this level offers excellent potential for an annexe if required, currently utilised as a home office, games room and additional sitting room. There is also a dedicated laundry and boiler room, as well as two large storage rooms, further enhancing the practicality of this floor.

The gardens surrounding the home are as impressive as the interior. To the south, a beautifully maintained garden features a lawn, surrounded by mature planting that creates a tranquil and private outdoor retreat. To the north, a large lawned garden enjoys direct gated access to the Esplanade, making it the perfect place to relax and watch the activity on the Solent. The property also benefits from a generous gravelled driveway with ample space for multiple vehicles or a boat.

This exceptional coastal home offers a rare combination of period elegance, modern comfort, and an unrivalled seafront setting. Viewing is highly recommended to appreciate the full extent of its beauty and versatility.







### Travel Information

5.7 miles from Fishbourne to Portsmouth Ferry Terminal  
 10.4 miles from East Cowes to Southampton Ferry Terminal  
 0.7 miles from Ryde High Speed Catamaran & Hover Travel

Southern Vectis Buses routes provide regular services through the area, connecting you to all the areas of the island. For ticket prices visit [www.islandbuses.info](http://www.islandbuses.info)

### Leisure Clubs & Facilities

Seaview Yacht Club Seaview	2.9 miles
Ryde Golf Club, Ryde	4.9 mile
Royal Victoria Yacht Club, Fishbourne	5.6 miles
Westridge Golf Club & 1Leisure Centre, Ryde	1.8 miles

### Healthcare

Doctors Surgeries	
Medina Healthcare Centre, Wootton	01983 522198
Ryde Esplanade Surgery, Ryde	01983 618388
The Tower House Surgery, Ryde	01983 811431
Argyll House Surgery, Ryde	01983 562955

General Hospitals	
St Mary's Hospital, Parkhurst Road, Newport	9.4 miles (01983 822099)

### Education

Primary Schools	
Wootton Community Primary School, Wootton	01983 882505
Binstead Primary School, Binstead	01983 562341
St Mary's Catholic Primary School, Ryde	01983 562000
Haylands Primary School, Ryde	01983 563372
Oakfield CE Primary School, Ryde	01983 563732
Dover Park Primary School, Ryde	01983 562617

Secondary Schools/Colleges	
Ryde Academy, Ryde	01983 567331
Ryde School with Upper Chine School, Ryde	01983 562229
The Bay CE School, Sandown	01983 403284
Carisbrooke College, Newport	01983 524651
Christ The King Upper College, Newport	01983 537 070
Medina College, Newport	01983 861 222
The Island VI Form Campus, Newport	01983 522886
Isle of Wight College, Newport	01982 526631

Learning Assisted Schools:	
Medina House, School Lane, Newport	01983 522 917
St. Georges, Watergate Road, Newport	01983 524 634
St. Catherine's, Grove Road, Ventnor	01983 852722

### Entertainment

Restaurants / Bars  
 The Duck, Ryde  
 The Dell, Puckpool  
 RT Grill, Ryde  
 Michaelangelo's, Ryde  
 Fumo, Ryde  
 The Boathouse, Seaview  
 The Old Fort, Seaview  
 The Binstead Arms, Binstead  
 Fishbourne Inn, Fishbourne

These bars and restaurants are available within a 10-minute radius of this home

### Local Attractions / Landmarks

Appley Tower – Appley  
 The Old Barracks & Puckpool Park - Puckpool  
 Quarr Abbey - Binstead  
 Osborne House – East Cowes  
 Carisbrooke Castle – Carisbrooke  
 Monkey Haven Primate Rescue Centre – Newport  
 Butterfly World – Newport  
 Amazon World Zoo – Newchurch  
 Rosemary Vineyard – Ryde  
 The Wildheart Animal Sanctuary – Sandown  
 Bembridge Windmill - Bembridge

**Lower Ground Floor**  
Approx. 99.3 sq. metres (961.5 sq. feet)



**Ground Floor**  
Approx. 118.3 sq. metres (1273.4 sq. feet)



**First Floor**  
Approx. 98.6 sq. metres (1061.2 sq. feet)



**LOWER GROUND FLOOR**

Hallway	
Utility Room	12'7 x 12'
Games Room	13'9 x 12'3
Sitting Room	13'7 x 13'5
Store	8'4 x 4'9
Office	16'5 x 8'5
Store Room	12'6 x 4'4

**GROUND FLOOR**

Entrance Porch	
Entrance Hall	
Drawing Room	17' x 13'11
Bedroom 5	15'1 x 13'
Cloakroom	
Shower Room	
Kitchen	15'1 x 12'9
Dining Area	14'5 x 13'11
Sun Room	17'4 x 8'4

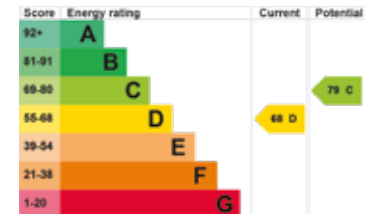
**FIRST FLOOR**

Landing	
Bedroom 1	17' x 13'11
En-Suite Shower Room	
Bedroom 2	15'1 x 12'8
En-Suite Shower Room	
Bedroom 3	14'4 x 13'11
Bedroom 4	13' x 11'5
Family Bathroom	

**OUTSIDE**

Front Garden  
Driveway Parking  
Rear Garden

Council Tax Band: G  
Tenure: Freehold



Fine & Country Isle of Wight  
14 High Street, Cowes, Isle of Wight PO31 7RZ  
01983 520000 | [isleofwight@fineandcountry.com](mailto:isleofwight@fineandcountry.com)

