



3, Stonelands Park

Ryde, PO33 3BD



Tucked away in a convenient location, this spacious family home boasts four bedrooms, two bathrooms, and three reception rooms, with the added benefits of a sunny rear garden and a double garage.

- Sizeable, detached family home
- Opportunity to put your own stamp on
- Amenities, schools and beaches nearby
- Delightful, sunny garden to the rear
- Flexible living and versatile accommodation
- Four bedrooms and two bathrooms
- Quiet yet convenient location
- Footpaths on the doorstep
- Double garage and driveway parking
- Offered for sale chain-free

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Owned for the last 23 years, this wonderful family home has been well maintained by the current owners but is now ready for the new owners to put their own stamp on it. The property benefits from spacious and naturally light accommodation throughout, which comprises an entrance hall providing access to the living room, snug, ground floor cloakroom, study, and the kitchen. The kitchen leads through to the conservatory and to the utility room. The first floor is accessed via a stairwell from the entrance hall and provides access to four bedrooms (one with an en-suite) and the family bathroom. Outside, the garden is mostly laid out to lawn with a lovely patio which enjoys sunshine for most of the day.

Situated in a secluded position in the popular village of Binstead, 3 Stonelands Park is perfectly positioned within easy reach of Ryde and is well placed for countryside walks, including easy access to the wonderful coastal path and to the local golf course. The bustling town of Ryde, with its sandy beaches, eclectic mix of shops and restaurants, as well as the Independent Ryde School, is within walking distance or just a short drive away. In the other direction is the town of Newport, which boasts a range of shops and restaurants, all less than six miles from the home. Binstead village is well serviced by a Post Office and general store as well as a family-friendly gastropub, a local community centre, and an Ofsted-rated 'good' primary school. The property is ideally located for mainland travel links, with a high-speed foot passenger service just a short drive away and a regular car ferry service under two miles away. Providing good connectivity to many Island-wide amenities, this home is within very close proximity to bus stops on the Southern Vectis route between Ryde and Newport, which serves the village every ten minutes during the day.

Welcome to 3 Stonelands Park

Accessed via a tidy block paved private road, the property is well-positioned, away from the main road, and enjoys a quiet position within Stonelands Park. The block paving continues to the driveway, which is situated at the front of the property.

Entrance Hall

Benefitting from a covered porch, a wooden door opens into the spacious entrance hall, which offers ample space to store coats and shoes. The space is neutrally decorated like the rest of the property and features a wood-effect flooring in here.

Living Room

Situated at one end of the property, offering plenty of space for the whole family, this room is filled with natural light from the window to the front aspect and sliding doors to the rear, which open into the garden. An inset gas fire creates a wonderful focal feature of the room and creates a cosy atmosphere, particularly on those cold winter evenings.

Snug

Offering a cosy space to relax in and enjoy views over the garden, this snug offers a versatile space to be utilised in any way.

Study

Currently utilised as a music room, this reception room could be utilised as a study or reading room and features a window to the side aspect.

Ground Floor Cloakroom

An essential for any family home, this cloakroom comprises a WC, a pedestal hand basin, and an obscure glazed window to the side aspect.



Kitchen

Beautifully bright from the window to the side, and a large opening into the conservatory, this kitchen space features a range of base and wall cabinets providing plenty of storage as well as under-counter space and plumbing for a dishwasher. There is space for a range-style cooker as well as a fridge freezer. The kitchen opens into the conservatory and leads to the utility room.

Conservatory

Through a large opening at one end of the kitchen, this conservatory space has been utilised as a dining area which joins with the kitchen, creating a great entertaining space or a sociable space for the whole family. French doors open into the garden and the glazing provides a wonderful view over the back garden and the patio.

Utility Room

Offering additional storage as well as under-counter space for two appliances, this handy utility room features a sink as well as a gas boiler and plenty of shelving. There is a door to the side which leads out to the garden.

First Floor Landing

The spacious landing is naturally lit by a window to the front aspect and provides access to the first-floor accommodation as well as an airing cupboard.

Bedroom One

Enjoying a window to the rear aspect with lovely views over the rear garden, this wonderful double bedroom benefits from fitted wardrobes as well as an en-suite shower room.

En-Suite Shower Room

Fully equipped with a large shower, a WC, and a storage unit incorporating a hand basin, this en-suite shower room features an obscure glazed window to the rear and is neutrally decorated.

Bedroom Two

Well proportioned, this double bedroom enjoys a rear-facing window and benefits from plenty of space for bedroom furniture.

Bedroom Three

Naturally lit by a window to the front aspect, this double bedroom continues neutral décor and offers ample space for bedroom furniture.

Bedroom Four

Currently utilised as a study, this small double bedroom features a series of wall-mounted shelving and benefits from a window to the front aspect.

Family Bathroom

Fully equipped with a shower over bath, a WC, and a vanity hand basin. An obscure glazed window to the side aspect fills the room with natural light.

Garden

A lovely patio to the rear enjoys the sun for most of the day and offers the perfect spot to sit and relax in or enjoy dining al fresco style. The rest of the garden is mostly laid out to lawn with a large shed to one side. With plenty of mature trees at the bottom of the garden, this outside space is private and gently slopes off at the back down towards the brook. The garden attracts plenty of wildlife, including garden birds and even the famous red squirrels.

**Garage**

Currently utilised as an office and storage space, this double garage presents a fantastic opportunity to adapt the space to the new owner's requirements. Fitted with power and electric, the space could be used as a home gym, office, games room, or as a garage.

Parking

At the front of the property is a block paved driveway with parking for up to four vehicles. An additional two cars could be stored in the double garage, if desired by the new owners.

Additional Details

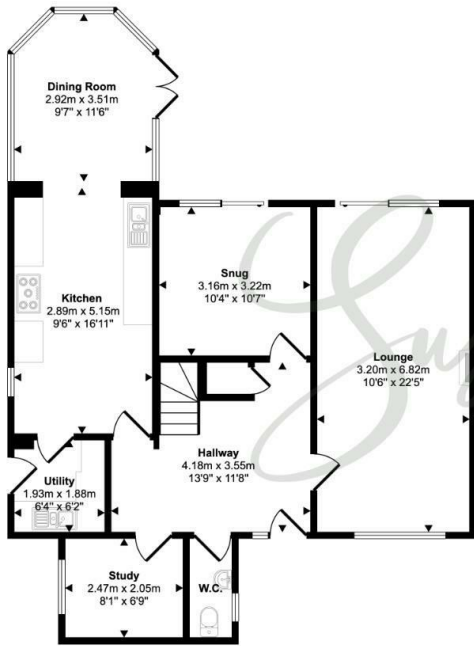
Tenure: Freehold

Council Tax Band: F (approx. £3,685.72 pa – Isle of Wight Council 2025/2026)

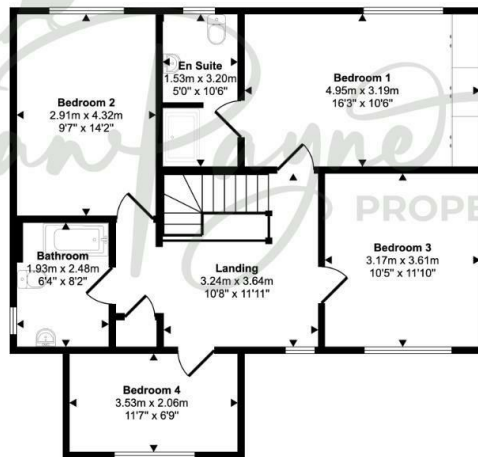
Services: Mains water, drainage, gas, electricity



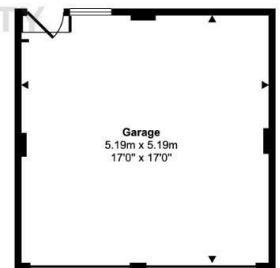
Approx Gross Internal Area
186 sq m / 2002 sq ft



Ground Floor
Approx 84 sq m / 904 sq ft

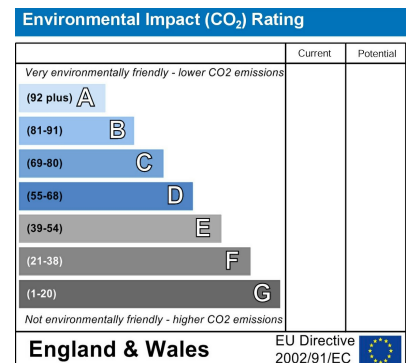
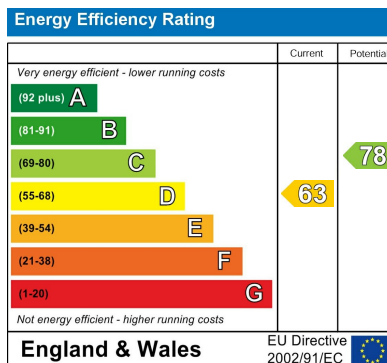
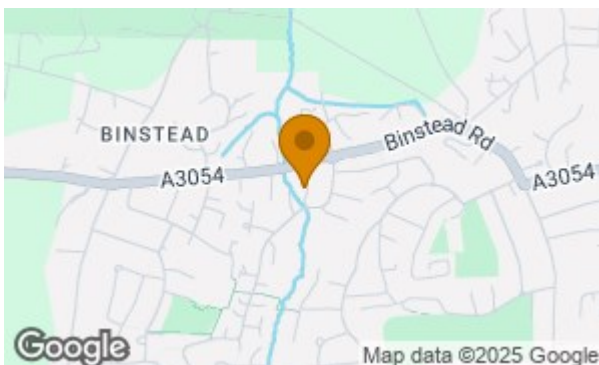


First Floor
Approx 75 sq m / 807 sq ft



Garage
Approx 27 sq m / 290 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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