

WEST ACRE PARK, PO33 1AG

Asking Price £510,000

wright
ESTATE AGENCY



Last One Remaining!

Call us now to secure final 'Hamstead' detached home of the development.

'The Hamstead' is the most generous of the impressive range of properties and they are situated in equally exemplar plots. The stylish internal layout favours a separate sitting room combined with a stunning open plan kitchen/dining/living space perfect for the demands of modern living. This thoughtful design sees the open plan space across the entire width of the house to the rear seamlessly connecting to the pleasant gardens. There is a second reception which flexibly offers options as a work from home office, playroom for the children or a formal dining room. A utility room and cloakroom w.c completes the comprehensive ground floor. Upstairs there are four well proportioned bedrooms with the master being en suite and there is a further family bathroom for all to use. The adjoining DOUBLE Garage offers an additional dimension to the house, not only does it offer secure parking and storage but the roof void is ready prepared to extend into as extra future accommodation. West Acre Park sits in the rural surroundings of Elmfield, Ryde's easterly suburb. A comprehensive range of local amenities and facilities will be at your beck and call including convenience stores, bus routes, public house, sub post office, petrol stations, a golf course and one of the Island's largest supermarkets. The nearby recreational environs of Appley Park are just along the road offering a particularly pleasant walk to the adjoining beaches and coastal walking routes. Passenger ferry and hovercraft connections to the mainland are found along Ryde's Esplanade and 10 minutes in the car will see you to the car ferry crossing to Portsmouth Harbour.

- Development Principle DETACHED Home
- 4 Bedrooms - 1 En Suite
- BRAND NEW Home -10 Year Build Warranty
- 14'5 Living Room
- Stunning Open Plan Kitchen/Living/Dining Space

- Smart Contemporary Interior
- Double Garage & Driveway PARKING
- Pretty Lawned Gardens
- Cloakroom W.c & Utility Room
- Well Placed for Local Amenities & Park

4 Double bedrooms - one En suite
 Separate Lounge
 Stunning open plan kitchen/living/dining
 Home office/Dining room
 Utility room
 Cloakroom w.c
 Double garage & driveway parking
 Pleasant lawn gardens
 No onward chain
 Anticipated completion early 2022
 10 year new build warranty
 Freehold tenure
 Floor plans to follow



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 fittings, or any other fixtures not expressly included, are part of the property offered for sale.



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.