shanklin@wright-iw.co.uk

wright
estate agency



- Link-Detached Bungalow
- Ample Driveway Parking
- Quality Shower Room
- 3 Double Bedrooms
- Enclosed Rear Garden with Shed
- Close to Local Supermarkets, Town Centre & Train Station
- EXTENSIVELY RENOVATED THROUGHOUT
- Kitchen/Breakfast Room with Separate Utility
- Viewings Welcome

18 Whitecross Avenue, Shanklin, PO37 7EW

£375,000

This truly stunning link-detached bungalow has been extensively renovated throughout, and is offered in superb 'like new' condition. The bungalow is conveniently located within easy reach of the town centre, local supermarkets, bus stops providing a regular service between Shanklin and Sandown, the nearby train station with mainland ferry links, and seafront with miles of sandy beaches and coastal paths to explore.

The extended accommodation comprises 3 double bedrooms, kitchen/breakfast room with direct access to the garden, a comfortable lounge, utility room with W.C, and a quality shower room. Additionally, the property benefits from ample driveway parking, and a lovely enclosed garden, which is laid mainly to lawn with a patio area and large garden shed.

The very convenient location, superbly presented 'like new' accommodation, ample driveway parking, and enclosed garden makes this an ideal home for anyone in search of a 'turn key' property in one of the Island's most popular coastal towns. A viewing is a must to fully appreciate everything this truly impressive bungalow has to offer!







Accommodation

Entrance Hall

Lounge
15'9 x 10'5 (4.80m x 3.18m)

Kitchen/Breakfast Room
15'3 plus recess x 10'9 (4.65m plus recess x 3.28m)

Utility
10'5 x 7'7 (3.18m x 2.31m)

Bedroom 1
10'10 x 10'10 (3.30m x 3.30m)

Bedroom 2
10'10 x 10'9 (3.30m x 3.28m)

Bedroom 3
10'8 plus recess x 9'11 (3.25m plus recess x 3.02m)

Shower Room
7'9 x 5'5 (2.36m x 1.65m)

Outside
To the front of the property the brick paved driveway provides ample off road parking. Gated access leads to the rear garden, which is laid mainly to lawn with a patio area and a large garden shed.





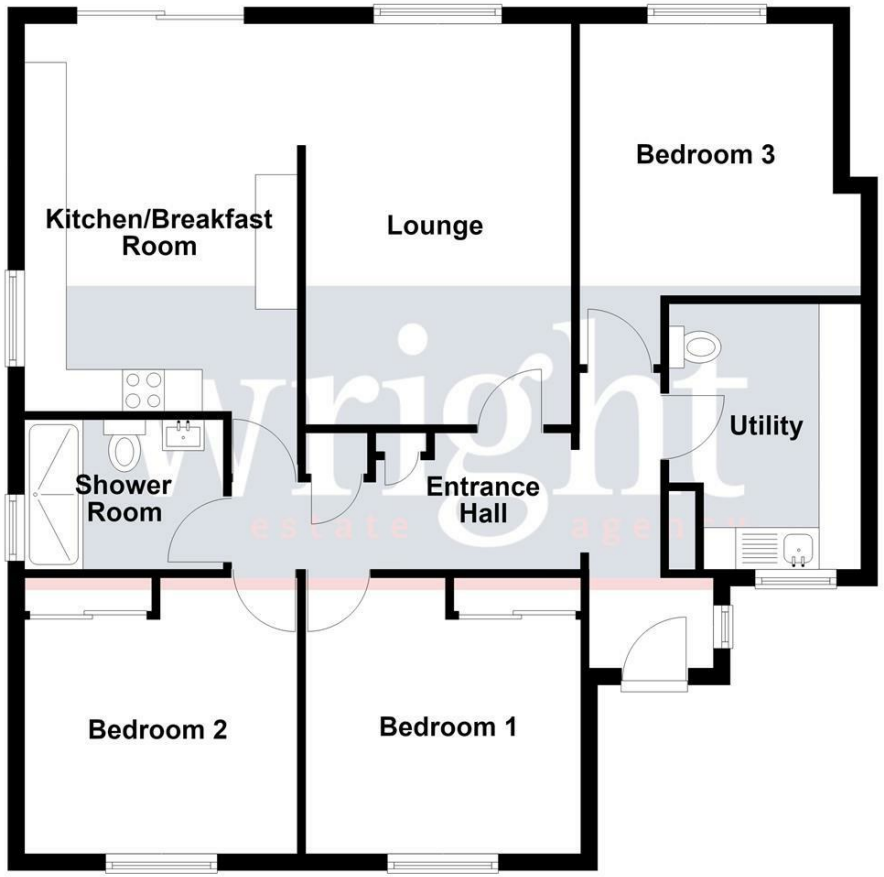


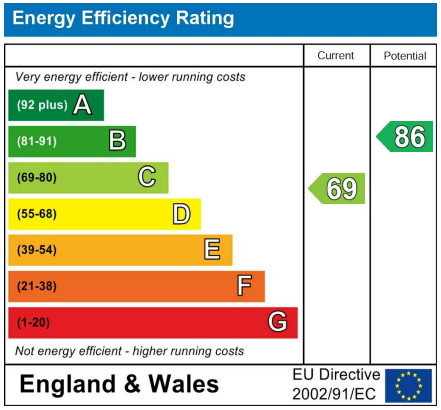
Services
Unconfirmed: gas, electric, telephone, mains water and drainage.

Council Tax
Council Tax Band C - Please contact The Isle of Wight Council on 01983 823901.

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

Ground Floor





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.

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The Property Ombudsman

Viewing: Date ..... Time .....