

9 Hillside, Newport, Isle of Wight, PO30 2EB

Guide Price £230,000

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McCarthy & BOOKER

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ANOTHER PROPERTY UNDER OFFER FROM THE TEAM AT MCCARTHY & BOOKER

A lovely terraced period property in the heart of Newport, located in a no-through road and close to the River Medina. This well kept home, which is an easy walk into town has three bedrooms, two receptions and rear garden. An ideal starter or downsizing property. Must be viewed.

A cosy terraced period property

Located on an elevated position in a no through road close to the River Medina and with an easy walk into central Newport. This three bedroom character home has two reception rooms and a lovely garden with useful rear access.

Interior

This charming home has the original features of high ceilings and large windows allowing light to flood in.

Ground Floor:

Leading off the hallway is a separate sitting room with its bay window and feature fire surround on the chimney breast. The dining room has two tall built in cupboards and an understairs cupboard, this flows through to the kitchen with space and plumbing for a washing machine, tumble dryer, space for a tall fridge freezer and free standing cooker. The grey wooden wall and base units give plenty of storage space.

At the rear of the property is a shower room which is fully tiled and has a walk in shower cubicle, wc and basin.

First Floor:

On this level the hallway gives access to the loft space, three bedrooms and a useful cupboard space that houses the gas boiler.

There is a single bedroom to the rear of the property that overlooks the garden, as well as another double bedroom that has the same view. The principal double bedroom is to the front of the home and has a period style feature fireplace.











Exterior

The easily maintained front garden has a grassed area and mature shrubs and bushes. Leading from the wrought iron gate, there is a terracotta and black tiled garden path that leads to the entrance door within an open storm porch.
The rear garden is beautifully kept with a paved patio area adjacent to the house and a paved path leading down to the far end of the garden and a shingle path running down the opposite side. There are established plants along the border, a central lawn, garden store and a gate giving access at the furthest point. A quiet outside area to rest and relax.

Newport

The Island's capital. With all the major amenities including supermarkets, shops, The Isle of Wight College for further education, cinema, entertainment venues, bars and restaurants as well as St Marys hospital. There are great road and bus route links to the rest of the Island with its almost central location.

Further Information

Tenure: Freehold
EPC: D
Council tax band: B
Gas central heating via Vaillant boiler
Double glazed throughout
Mains gas, electricity, water and sewerage
Superfast broadband is available in this area
Loft with light and access via a ladder





Viewing

Please contact our Isle of Wight office on 01983 300111 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of any fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.



Total area: approx. 86.5 sq. metres (931.1 sq. feet)

SKETCH FOR ILLUSTRATIVE PURPOSES ONLY. All measurements, walls, doors, windows, suites, fittings and appliances, sizes and locations are approximate only. They cannot be considered as being a representation by the seller or agent. Some appliances, suite or other iconography may not reflect the actual design present and are for indicative purposes only. Plan produced by Silver Arch Group www.silverarchgroup.co.uk
Plan produced using PlanUp.

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