



- **4 Bedroom detached 'chalet' bungalow**
- **Large spacious rooms**
- **Modern and beautifully presented**
- **Parking and manageable grounds**

Wychwood, Quarr Hill, Binstead, Ryde, PO33 4EH

Asking Price Of £695,000

Beautifully presented and only 5 years old. This 'Chalet' bungalow is STUNNING throughout. Good size manageable grounds. Fabulous conservatory. Large bedrooms (Master bedroom with en suite and walk in wardrobe).



Property Description

THE ACCOMMODATION WITH APPROXIMATE MEASUREMENTS COMPRISES

DOUBLE GLAZED FRENCH DOORS TO ENTRANCE LOBBY

Large walk in storage cupboard with hanging space. Consumer unit. Glazed door and side panel to

HALLWAY

Large airing cupboard. Stairs to first floor. Doors to

SHOWER ROOM

Low level WC. Hand basin. Shower cubicle. Heated towel rail. Tiled flooring. Extractor fan.

LOUNGE

13' 10" x 18' 04" (4.22m x 5.59m) Double glazed window to side aspect. Wall mounted electric fire. Folding glass doors to sun room

SUN ROOM

18' 04" x 13' 01" (5.59m x 3.99m) Double glazed French doors, glazed bi-fold doors to Lounge. Under floor heating - separate electric system.

DINING ROOM

13' 03" x 9' 06" (4.04m x 2.9m) Double glazed bay window to front aspect. Under floor heating.

KITCHEN

15' 05" x 14' 04" (4.7m x 4.37m) Beautifully fitted kitchen with a vast amount of storage units and marble work tops, incorporating, larder units, up and over units, two pull out recycling/bins, deep pan drawers with inner cutlery storage, additional drawers, towel rail. Fitted dishwasher, fridge freezer, eye level oven and microwave. Induction hob set with the matching Island with additional storage and seating area. Sink with mixer tap and a hot and cold instant feed tap. Tiled splash back. Double glazed window to rear aspect. Open to





UTILITY ROOM

7' 01" x 6' 09" (2.16m x 2.06m) Double glazed door to rear garden. Matched wall, base and larder units. Space for washing machine and tumble dryer. Sink and drainer with mixer tap. Tiled splash back.

MASTER BEDROOM

17' 00" x 11' 10" (5.18m x 3.61m) Double glazed French doors and side panels to patio and garden. Under floor heating. Large walk in dressing room 7'0 x 6'11. Dior to

ENSUITE

7' 06" x 6' 02" (2.29m x 1.88m) Double glazed window to front aspect. Jacuzzi /bath / shower with sliding doors.. fitted with mirror, seating area and music ! His and her hand basin with fitted vanity storage, tiled splash back. Wall hung mirrored cabinets. Low level WC. Tiled flooring. Under floor heating.



BEDROOM / OFFICE / GARAGE

16' 05" x 14' 03" (5m x 4.34m) Two double glazed windows to side aspect. Large double roller shutter. No heating currently. The garage has been divided to accommodate a study (13'08 x 70'5)

STAIRS TO FIRST FLOOR

LANDING

Velux window. Large double doored cupboard housing wall hung Vaillant boiler. Water tank. Under floor heating. Doors to



BEDROOM

21' 06" x 17' 11" (6.55m x 5.46m) Velux window to rear aspect. Double glazed window to front aspect. Eaves storage.

BEDROOM

15' 06" x 15' 01" (4.72m x 4.6m) Double glazed window to side aspect. Large Velux window. Under floor heating. Door to

BEDROOM / COT ROOM / DRESSING ROOM

8' 09" x 6' 03" (2.67m x 1.91m) Window to side aspect.



GROUND FLOOR
APPROX. FLOOR
AREA 1409 SQ.FT.
(130.9 SQ.M.)

1ST FLOOR
APPROX. FLOOR
AREA 719 SQ.FT.
(66.8 SQ.M.)

TOTAL APPROX. FLOOR AREA 2128 SQ.FT. (197.7 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given

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BATHROOM

Velum window. Bath with shower over and glass screen. Feature sink with vanity storage. Low level WC. Tiled flooring. Under floor heating.

OUTSIDE

Mainly laid to patio. Large patio with steps down to an additional patio with borders of planted mature trees and shrubs. Large shed 16' x 7'11 (power and light) and Summer House. Decked area. Further planted mature borders to side aspect and gate to front. Lawn areas to the side of the property.

A large paved driveway. Gated Entrance.



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