



2 Meadow Drive | Bembridge | PO35 5YA

A spacious 4 bedroom detached bungalow situated close to Bembridge village centre. The property also benefits from off road parking, conservatory and separate office - studio in the rear garden.

Guide Price £350,000

- Detached Bungalow
- 4 Bedrooms
- Office/ Studio
- Gardens



Property Description

PROPERTY DESCRIPTION

A spacious 4 bedroom detached bungalow situated close to Bembridge village centre. The property also benefits from off road parking, conservatory and separate office - studio in the rear garden.

Set in the popular Meadow Drive location a short walk to Bembridge High Street is this spacious detached bungalow offering flexible living accommodation. The property would make an ideal family or second home. The bungalow has been extended in recent years and planning consent remains to extend the property further to the rear if required. Bembridge offers a good range of shops and eateries, bank and beaches, and Bembridge Yacht Club is nearby.

An enclosed entrance porch leads to the hallway with access to the sitting room and double doors to the conservatory. The modern kitchen/ breakfast room is light and airy and has a utility room off. Bedroom 4 is also located to this side of the property. The remaining 3 double bedrooms are of a good size with the master bedroom benefitting from a shower room en-

suite. There is also a family bathroom.

Entrance Hall

Sitting Room

Conservatory – with under floor heating

Kitchen/ Breakfast Room

Utility Room

Bedroom 1 – with shower room en-suite to the front of the property

Bedroom 2 – with garden views

Bedroom 3 – with garden views

Bedroom 4 – to the front of the property

Bathroom

Outside

To the front of the property there is off-road parking and an area of lawn surrounded by hedging and established borders. The rear garden is laid to lawn and again has established planting.

The detached office/studio is located in the rear garden and consists of three rooms, one being a large studio area and the remaining two offering office space for home working. There is 3-zone electric under floor heating, light, power phone and wired network. This offers the ideal facility for someone looking to work from home or requiring additional accommodation.

Services and Heating

We are advised that the following main services are connected to the property (subject to the conditions and stipulations of the relevant utility companies): mains gas, electricity, water, drainage, gas central heating via radiators and under-floor to conservatory.

Council Tax

Band E amount payable: £1905.59

Directions

From Bembridge High Street turn left onto Love lane then immediately right onto Meadow Drive. The property is on the right hand side.

Bembridge

The village of Bembridge is situated on the eastern coast of the Isle of Wight with coastline on three sides of the village. It offers a good range of village amenities and shops, including post office, primary school, library, bank, butchers, greengrocers, bakery and several restaurants. The village boasts two sailing clubs, Bembridge and Brading Haven with Marina facilities and extensive sailing and social programs. Newport, County town of the Isle of Wight, is some 14 miles to the west, being the main shopping and commercial centre of the island. Ryde is some 5 miles away to the north west with connections to the main land and London.

The Isle of Wight

The Isle of Wight, situated off the South Coast of England, is becoming an ever-more popular location for permanent and second homes. Made popular by Queen Victoria, who had her maritime residence at Osborne House, the Island is famous for sailing in the Solent; Cowes Week; its beautiful coastline including sandy beaches and The Needles; spectacular countryside and long sunshine hours. There are now many more facilities than once was the case- Sainsbury's, Tesco, M&S and now Waitrose all have a presence as have other national chains. Communication and transport links are excellent:- regular car ferries connect with the national motorway network and fast catamarans have connections via Southampton and Portsmouth with direct trains to London Waterloo, which can be reached within 2 hours of leaving the Island shore. Government-funded schools are numerous and independent schools thrive on the Island with some children attending prep and public schools on the mainland. Leisure opportunities abound:- walking, riding, paragliding, hang-gliding, team sports, wind-surfing, sailing and other water sports, rugby, football (Newport Football Club) cricket,

bowling and golf clubs. Good transport links enable day trips to the shopping centres of West Quay, Southampton, and Gunwharf Quays, Portsmouth.

Tenure, fixtures and fittings

The property is offered freehold, with vacant possession on the whole upon completion. The seller does not include in the sale any gas or electrical appliances however connected, or any other fixtures, unless expressly mentioned in these particulars or form for forming part of the sale. Some items may be available by separate negotiation.

No onward chain

Viewing

Viewings are strictly by appointment with the Sole Agents Biles & Co.



Tenure

Freehold

Council Tax Band

E

Viewing Arrangements

Strictly by appointment

Contact Details

13 High Street

Bembridge

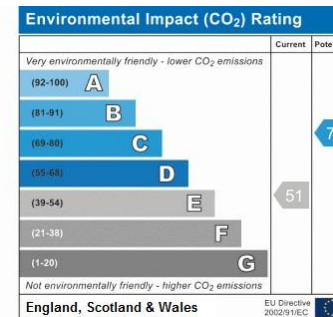
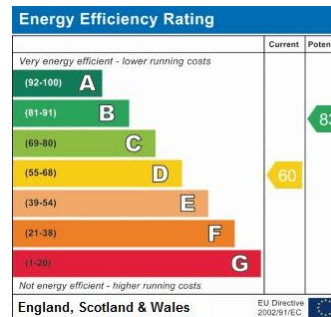
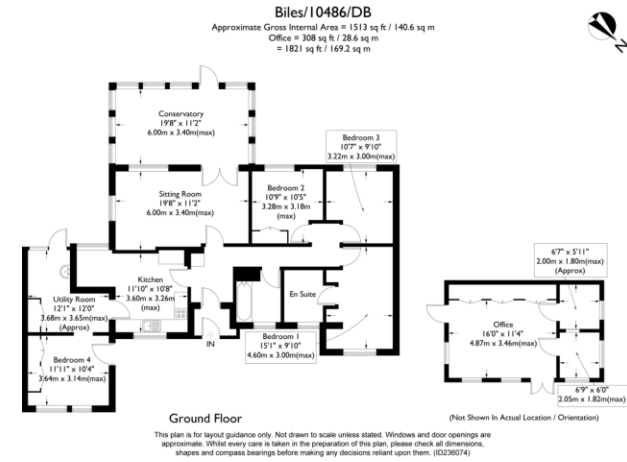
Isle Of Wight

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Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements