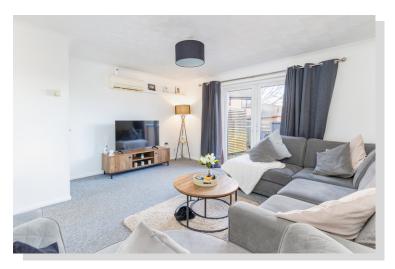


## Wootton Bridge, Ryde, Isle of Wight



- 3 Bedroom Modern Home
- Off Road Parking
- Low Maintenance Rear Garden
- Quiet cul de sac Location
- Chain Free





## About the property

Nestled in a peaceful cul-de-sac in the charming village of Wootton Bridge, this modern three-bedroom home offers a blend of contemporary living and idyllic surroundings. Perfectly positioned within walking distance of Tesco Express and just a stone's throw from scenic countryside walks, the creek, and Firestone Copse, this property provides an enviable lifestyle close to nature.

The home welcomes you with an entrance hall leading to a sleek, modern kitchen and a spacious lounge-diner that opens directly onto a low-maintenance rear garden—ideal for entertaining or relaxing in the fresh air. Upstairs, you'll find three well-proportioned bedrooms and a recently fitted, stylish family bathroom.

With the added benefits of off-road parking and its tranquil yet convenient location, this property is an excellent choice for families or those seeking a serene retreat close to local amenities and the natural beauty of Wootton Creek.

Local Authority - Isle of Wight Council Council Tax Band - B Tenure - Freehold

### Accommodation

#### GROUND FLOOR

**Entrance Hall** 

Kitchen 8'10 x 8'3

Lounge Diner 14'7 x 14'

#### **FIRST FLOOR**

Landing

Bedroom 1 12' x 8'3

Bedroom 2 10'5 x 6'5

Bedroom 3 7'7 x 7'3

**Bathroom** 

### **OUTSIDE**

Parking

Rear Garden

## **Useful Information**

Here to help guide you through the buying process we have listed below some useful websites that provide relevant information regarding the property and location before making any decisions.

www.environment-agency.gov.uk www.landregistry.gov.uk www.gov.uk/green-deal-energy-saving-measures www.homeoffice .gov.uk www.ukradon.org www.fensa.org.uk www.nesltd.co.uk http://list.english-heritage.org.uk

### **CONTACT US**

Ground Floor
Trigg House
Monks Brook
St. Cross Business Park
Newport
Isle of Wight
PO30 5WB

Tel: 01983 525710

Email: sales@triggiow.co.uk

# **Book a Viewing**

There is no substitute to seeing the real thing!

To arrange a viewing contact one o f our team on

### 01983 525710

## triggiow.co.uk

