



**£295,000**

43 Barton Close, Whippingham, Isle of Wight, PO32 6LS





Set in the tranquil cul-de-sac of Barton Close in Whippingham, this charming semi-detached chalet bungalow offers a delightful blend of comfort and convenience. The property features three well-proportioned bedrooms, making it an ideal home for families or those seeking extra space.

Upon entering, you are welcomed into a spacious reception room with feature fireplace with inset flueless gas stove that provides a perfect setting for relaxation and entertaining. The bungalow boasts a well-appointed kitchen with a lovely rear outlook towards the countryside, side porch and family bathroom ensuring all your needs are met with ease. The lovely rear garden is a standout feature, offering a serene outdoor space to enjoy the stunning countryside views that surround the property. The property has also had a new boiler fitted August 2025 and partial fence replacement.

For those with vehicles, the property provides off-road parking for multiple cars, a valuable asset in this sought-after area. The location is particularly appealing, being close to schools catering to all ages, making it an excellent choice for families.



This bungalow not only offers a peaceful retreat but also the convenience of nearby amenities, ensuring that everything you need is within easy reach. With its charming features and prime location, this property is a wonderful opportunity for anyone looking to settle in a picturesque part of Whippingham.

The coastal resort of East Cowes, has many features that include Waitrose supermarket, convenience stores, plus a varied range of shops and restaurants. The shingle and sand beach in East Cowes is ideal for families and enjoys fantastic views across the Solent and out towards Cowes marina. The lovely esplanade boasts a playground, paddling pool, cafe and has a woodland area behind, perfect for leisurely walks. The Red Funnel car ferry service to Southampton is located under half a mile away.



<b>Porch</b>	3'4" x 2'10"
<b>Hall</b>	
<b>Lounge</b>	21'4" x 10'10"
<b>Kitchen</b>	11'5" x 8'0"
<b>Side Porch</b>	6'9" x 4'8"
<b>Study/ Bedroom 3</b>	16'7" x 7'10"
<b>First floor - Landing</b>	
<b>Bedroom 1</b>	15'3" x 10'7"
<b>Bedroom 2</b>	15'1" x 7'10"
<b>Bathroom</b>	6'7" x 5'10"

**Parking**

To the front of the property there is a driveway which provides off road parking for several cars.

**Garden**

The front garden is mainly laid to lawn with a good selection of mature shrubs and hedging. The rear garden is a good size and is mainly laid to lawn with ample room for the kids to play, there is also a patio area, shed, summer house with stunning countryside views, mature shrubs, trees and plants and small pond. This garden has something for everyone.

**Council Tax**

Band C

**Tenure**

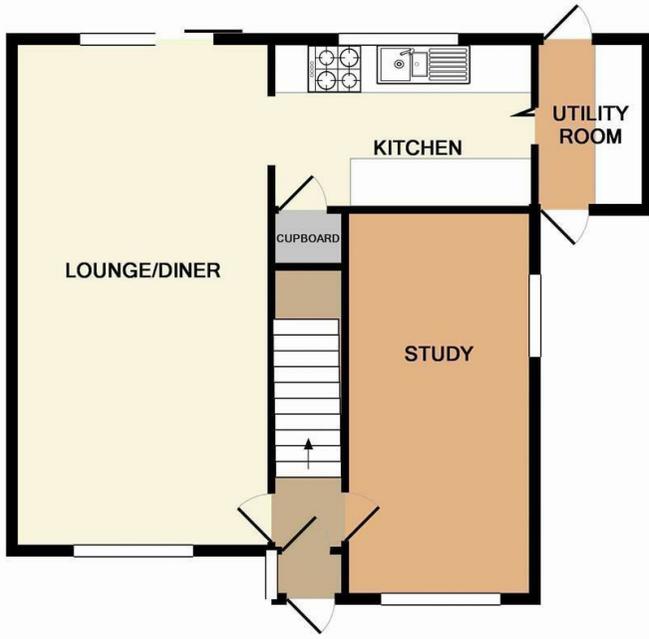
Freehold

**Services**

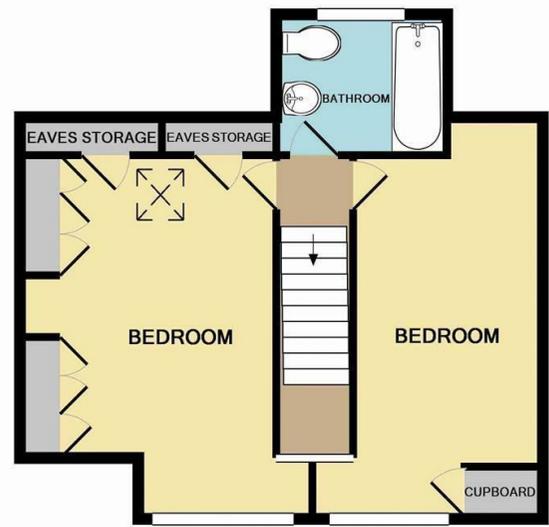
Mains water, drainage, electric and gas

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



GROUND FLOOR



1ST FLOOR

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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>86</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>60</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	



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 Tomblasons Surveyor's £15 voucher, Daniells Harrison Surveyors £50, Connells Surveyors £100.

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