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wright
estate agency



£250,000

70 Mayfield Drive, Newport, Isle of Wight, PO30 2DR





Set in the serene surroundings of Mayfield Drive, Newport, this charming detached bungalow presents an ideal opportunity for those seeking a peaceful retreat. With two well-proportioned bedrooms, this property is perfect for individuals or couples looking to downsize or enjoy a comfortable retirement.

Upon entering, you will find a welcoming reception room and conservatory that offers a warm and inviting atmosphere, perfect for relaxation or entertaining guests. The bungalow boasts a well-maintained kitchen and bathroom, ensuring convenience and comfort for its residents.

The property is complemented by both front and rear gardens, providing delightful outdoor spaces to enjoy the fresh air and sunshine. Whether you wish to cultivate your own plants or simply relax with a book, these gardens offer a wonderful extension of your living space. Additionally, the garage provides ample storage or parking for one vehicle, adding to the practicality of this lovely home.

Situated in a quiet, traffic-free location, this bungalow offers a tranquil lifestyle while still being conveniently close to local amenities. Its well-presented interiors and charming exterior make it a truly appealing choice for those looking to settle in a peaceful community.

In summary, this delightful bungalow on Mayfield Drive is not just a property; it is a place to call home, ideal for retirement or simply enjoying a quieter way of life. Do not miss the chance to make this lovely residence your own.



Hallway

Lounge/ Diner 16'6" x 9'10"

Kitchen 10'7" x 6'11"

Conservatory 11'2" x 7'10"

Bedroom 1 11'10" x 9'9"

Bedroom 2 8'6" x 8'5"

Bathroom 6'8" x 5'10"

Outside

The front garden is mainly lawn with steps leading to the entrance door. There is gated side access leading to the rear garden. The enclosed rear garden has a lawn area, decking, and gated access leading to the garage.

Parking

There is a garage located at the rear of the property with access via the garden.

Council Tax

Band C

Tenure

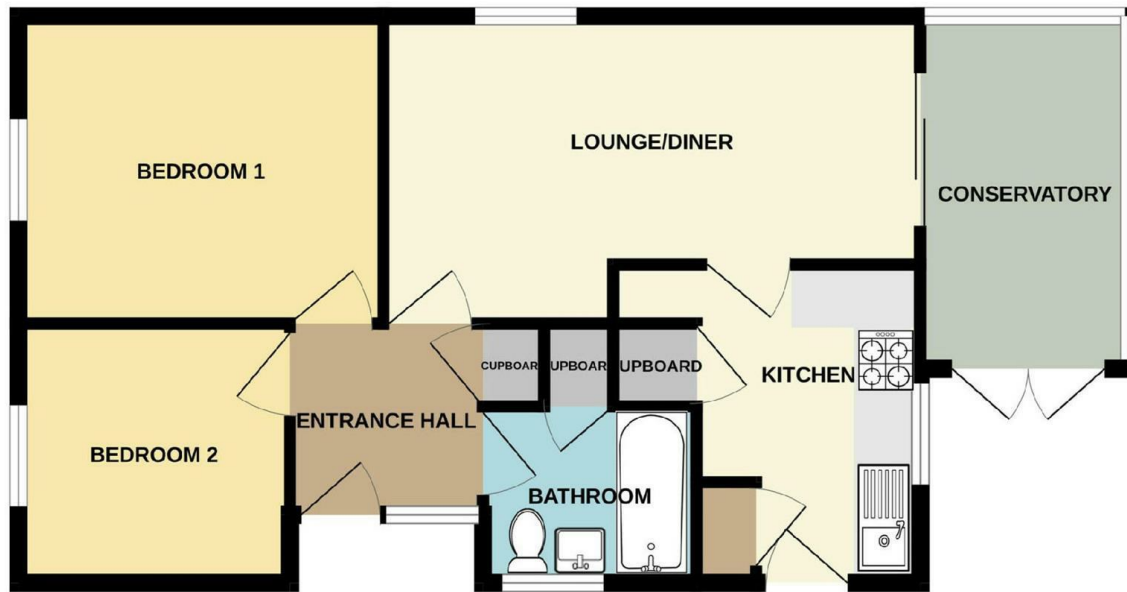
Freehold


Services

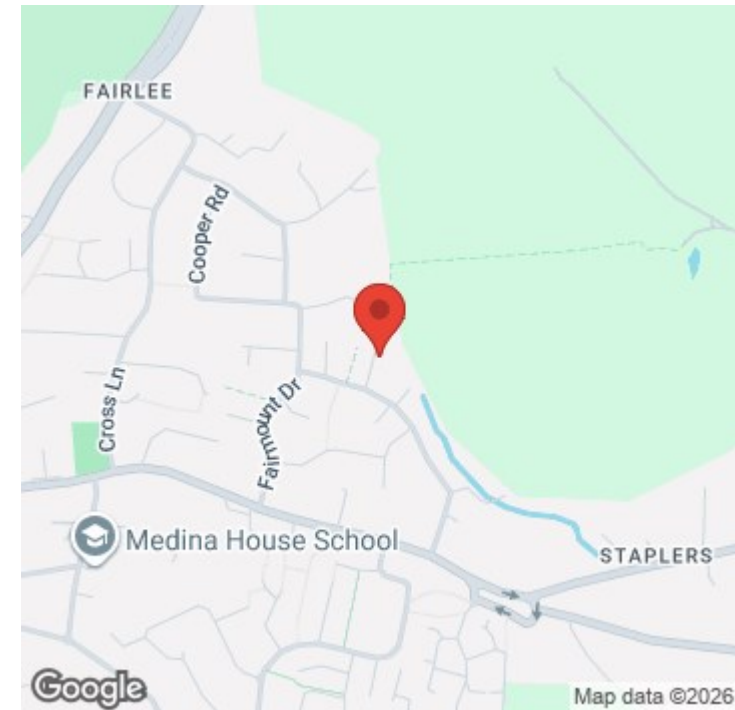
Mains water, drainage, gas and electric

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.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		88
(81-91) B		
(69-80) C		
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		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 Tomblesons Surveyor's £15 voucher, Daniells Harrison Surveyors £50, Connells Surveyors £100.

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