shanklin@wright-iw.co.uk

wright
estate agency



- Extended Semi-Detached House
- Ample Parking
- Quiet Cul-de-Sac Location
- 4 Bedrooms (1 En Suite)
- Large Enclosed Garden
- Ideal Family Home
- 2 Reception Rooms
- CHAIN FREE
- Viewings Welcome

9 Denny Gardens, Shanklin, PO37 7JW

£335,000

This extended semi-detached house is located in a quiet cul-de-sac on the outskirts of Shanklin. The nearby town centre with a variety of useful amenities, the local train station with direct ferry connections to the mainland, and the seafront with miles of sandy beaches and coastal paths are all within easy reach.

The flexible accommodation comprises a lounge, separate dining room, kitchen, and cloakroom on the ground floor, with 4 bedrooms (1 en suite), and the family bathroom on the first floor. Additionally, the property benefits from driveway parking for several cars, and a good-sized rear garden with under-property storage.

The tucked away cul-de-sac location, family-friendly accommodation, and ample parking makes this an ideal family home for anyone looking to enjoy Island life in one's most sought after coastal towns. A viewing is recommended to fully appreciate everything this fantastic CHAIN FREE property has to offer!







Accommodation

Entrance Hall

Cloakroom

Lounge
22'8 x 10'1 (6.91m x 3.07m)

Dining Room
18'10 x 13'4 max (5.74m x 4.06m max)

Kitchen
16'5 x 8'7 (5.00m x 2.62m)

First Floor Landing

Bedroom 1
19'4 x 10' (5.89m x 3.05m)

En Suite

Bedroom 2
15'1 x 9'3 (4.60m x 2.82m)

Bedroom 3
12'4 max x 9'3 (3.76m max x 2.82m)

Bedroom 4
11'4 x 6'10 (3.45m x 2.08m)

Family Bathroom
11'4 x 6'10 (3.45m x 2.08m)

Outside
To the front of the property there is a driveway providing off road parking. Gated side access leads to the enclosed rear garden, which is laid mainly to lawn with a patio area and access to the under-property storage.



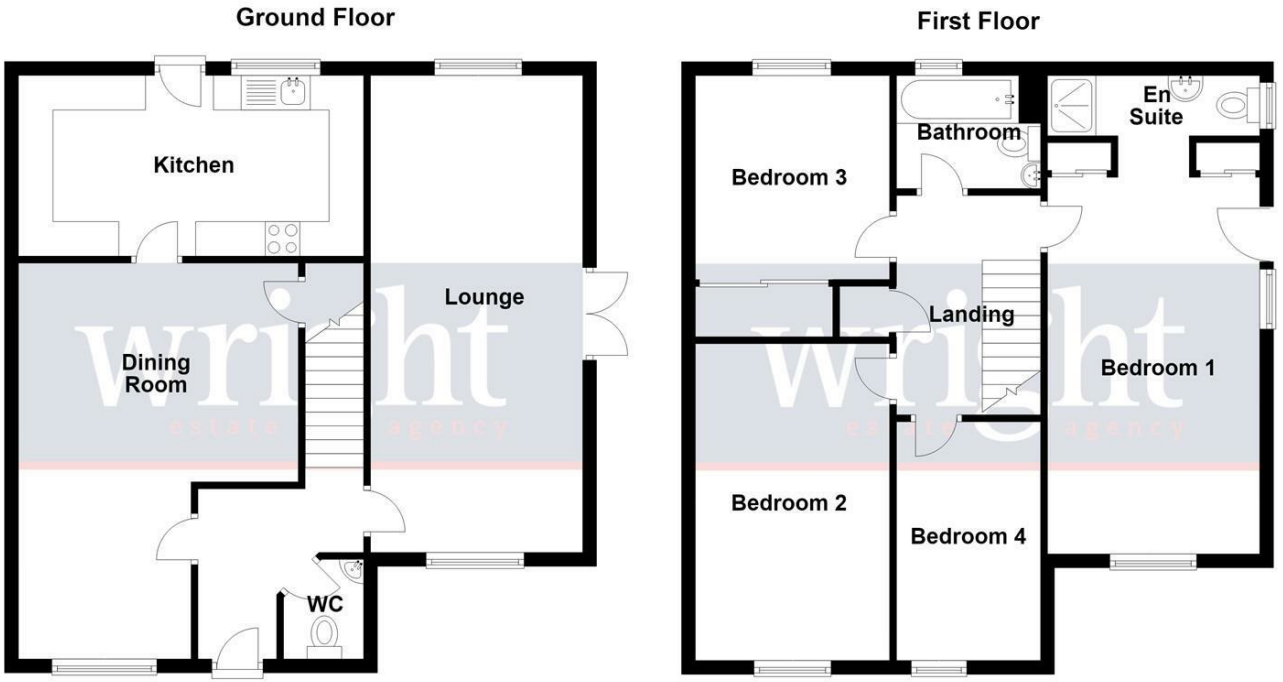


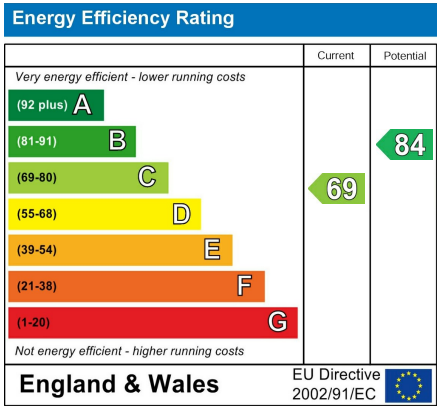


Services
Unconfirmed: gas, electric, telephone, mains water and drainage.

Council Tax
Band D - Please contact The Isle of Wight Council on 01983 823901.

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





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

33 Regent Street, Shanklin, Isle of Wight, PO37 7AF
Phone: 01983 866822
Email: shanklin@wright-iw.co.uk

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The Property Ombudsman

Viewing: Date ..... Time .....