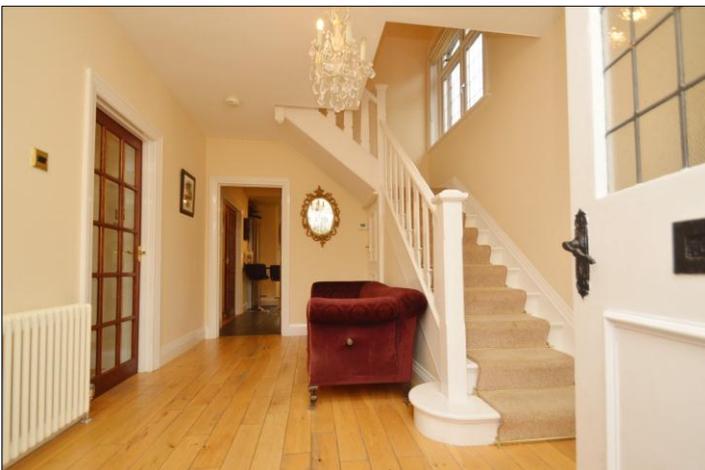




**10 Lower Hyde Road,  
Shanklin, Isle Of Wight, PO37 7LJ**

**£425,000**



**Attractive Detached House**

**4 Bedrooms (1 En Suite)**

**Large Lounge & Dining Room Area**

**Ample Off Road Parking**

**Lawned Rear Garden**

**Quiet, Tucked Away Location**

**Ideal Family Home!**

**Viewing Recommended!**

This attractive older style detached house is located towards the end of a quiet, unadopted road, close to centre of Shanklin. A variety of shops, the beach, local train station with direct mainland ferry links and the famous 'Old Village' with it's popular pubs and eateries are all within walking distance. The well-presented accommodation comprises a lounge, large open-plan dining room, downstairs bedroom, kitchen and impressive entrance hall on the ground floor, with 3 double bedrooms (1 en suite), dressing room/office and the family bathroom on the first floor. Additionally, the property benefits from ample off road parking and an enclosed rear garden. The generous accommodation and convenient location makes this an ideal family home or would equally suit anyone simply looking for a large home within easy reach of the many amenities Shanklin has to offer.

#### **Entrance Hall**

Stairs to the first floor. Store cupboard. Radiator. Doors off to: -

**Lounge** 16' 6" into bay x 11' 11" (5.03m into bay x 3.63m)

Double glazed bay window to front. Feature fireplace. Radiator. Opens to: -

**Dining Room** 20' 5" x 11' 10" (6.22m x 3.60m)

2 double glazed doors and windows to rear. Radiator. Door to: -

**Bedroom 4** 11' 9" max x 7' 11" max (3.58m max x 2.41m max)

Double glazed window to front. Radiator.

#### **En Suite 1**

Low level WC. Wash hand basin.

**Kitchen** 16' 9" x 9' 10" max (5.10m x 2.99m max)

Double glazed stable door and window to rear. Double glazed window to side. Range of matching wall and floor mounted units with granite worktops over. Sink/drainage with mixer tap over. Breakfast bar. Range cooker. Space for fridge/freezer. Plumbing for washing machine. Integrated dishwasher. French doors to dining room.

#### **First Floor Landing**

Double glazed window to side. Doors off to: -

**Master Bedroom** 16' 3" into bay x 12' 0" (4.95m into bay x 3.65m)

Double glazed bay window to front. Range of fitted wardrobes. Radiator. Door to: -

#### **En Suite 2**

Obscure double glazed window to rear. Panel bath with shower over. Low level WC. Wash hand basin. Heated towel rail.





**Dressing Room/Office** 9' 10" x 6' 7" (2.99m x 2.01m)  
 Double glazed window to front. Range of fitted wardrobes. Radiator.

**Bedroom 2** 14' 1" x 7' 10" (4.29m x 2.39m)  
 Double glazed window to rear. Radiator. Loft hatch.

**Bedroom 3** 12' 0" x 8' 2" (3.65m x 2.49m)  
 Double glazed window to rear. Fitted wardrobes. Radiator.

**Family Bathroom**  
 2 obscure double glazed windows to rear. Panel bath. Corner shower cubicle. Low level WC. Wash hand basin. Airing cupboard.

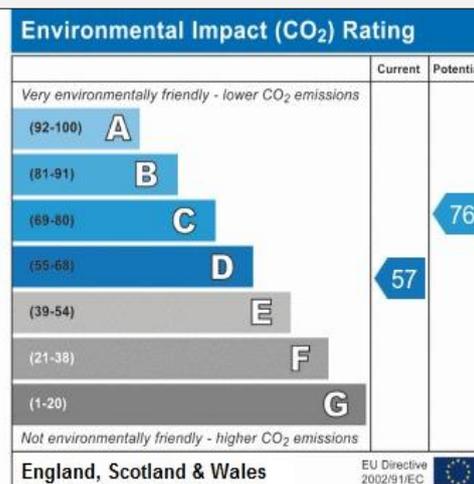
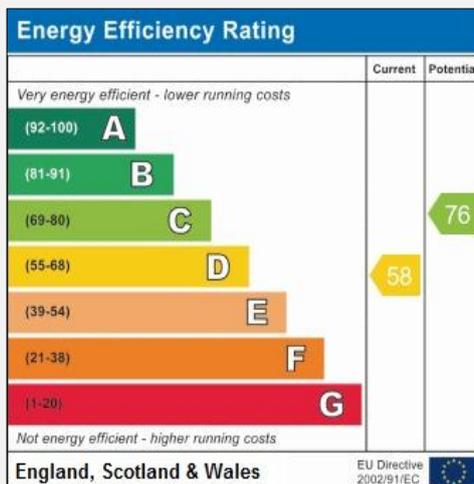
**Heating**  
 Gas central heating.

**Outside**  
 To the front of the property is a driveway providing off road parking for 4 cars. Gated side access leads to the enclosed, lawned rear garden, with a garden shed, outside WC and sunken trampoline.

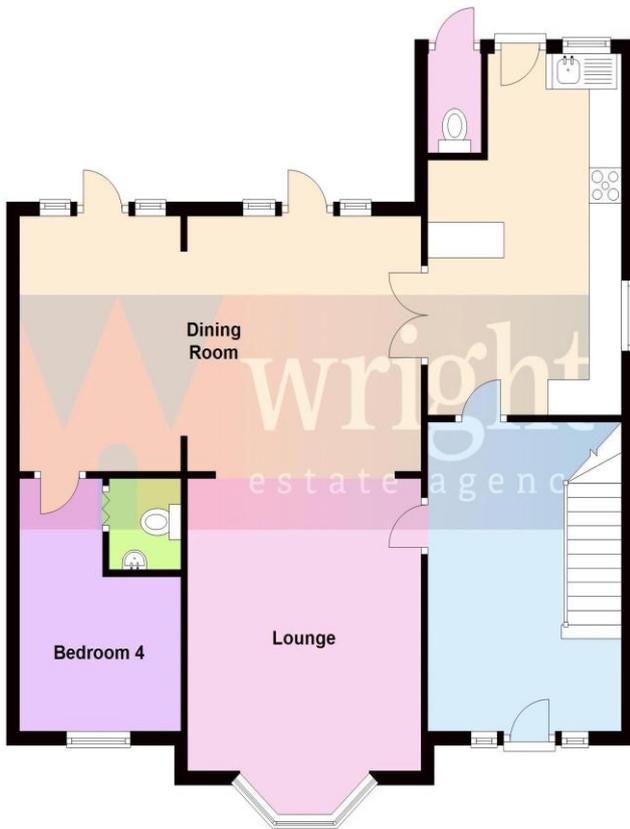
**Services**  
 Unconfirmed: gas, electric, telephone, mains water and drainage.

**Council Tax**  
 Band E - 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 fittings, or any other fixtures not expressly included, are part of the property offered for sale.



### Ground Floor



### First Floor

