

22, Saxon Close

Newport, PO30 2FX



Set in a prime position at the end of a quiet cul-de-sac within an exclusive development, this beautifully presented semi-detached home enjoys a fantastic outlook and is close to plenty of amenities.

- Stunning semi-detached three-bedroom family home
- Well maintained and upgraded by the current owners
- Fully enclosed low-maintenance rear garden
- Allocated parking for two vehicles directly outside
- Convenient central Island position close to amenities
- Presented to a very high standard throughout
- Rural walks and rides on the doorstep
- Family bathroom, cloakroom and master en-suite
- Prime position with fabulous views across The Downs
- Double-glazed windows and biomass central heating

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This attractive three-bedroom home on Saxon Close has undergone an extensive programme of redecoration and is now presented in a stunning contemporary scheme, with modern colours and high-quality finishes throughout. The property also benefits from double glazing and a centralised community Biomass heating and hot water supply, giving fantastic efficiency.

22 Saxon Close is situated in a convenient location on the edge of the exclusive Bluebell Meadows development, and with a beautiful nature reserve located right on the doorstep, the property is perfectly placed to explore the great outdoors and far-reaching countryside views beyond. Newport town centre is just a short walk from the property which benefits from a range of shops, cafés, bars, a night club, cinema, and restaurants, with the bus station providing links across the whole island. Regular car ferry travel links from Fishbourne to Portsmouth and East Cowes to Southampton are both within a 20 minute drive from the property and the Cowes to Southampton catamaran service is located only 5 miles away.

Accommodation comprises a welcoming entrance hall, spacious lounge/diner and a contemporary kitchen, plus a handy downstairs cloakroom on the ground floor, with three bedrooms (one of which is en-suite) and a family bathroom on the first floor. Allocated private parking is just outside the front door, with a side path providing useful access to the fully enclosed rear garden.

Welcome to 22 Saxon Close

Located in a quiet spot at the end of a leafy cul-de-sac, parking for two is allocated just in front of the property, with slate chipped beds and a paved path leading to the smart composite front door.

Entrance Hall

The quality of this home is evident from the outset, with the welcoming entrance hall presented in a fantastic chic grey colour scheme, with high quality vinyl timber finish flooring and fresh white woodwork. There are twin pendant lights and a radiator, and a useful understairs cupboard which is also home to the boiler. Doors lead to the kitchen, lounge/diner, cloakroom and stairs lead to the first floor.

Kitchen

11'08 x 9'07 (3.56m x 2.92m)

A fabulous mix of floor and wall units, all finished in contemporary white with roll-edged worktops and opulent glass tile splashbacks. The grey walls and vinyl flooring continues from the hallway, and a fantastic window looking over the front garden and on to the wild meadow beyond. There is an integrated oven, hob with concealed hood over and an integrated sink and drainer with a mixer tap, plus there is space and plumbing for a washing machine and dishwasher and space for a large fridge/freezer.

Lounge/Diner

16'02 x 14'07 (4.93m x 4.45m)

Generously proportioned, this space benefits from glazing and French doors giving views over the rear garden with glimpses of the downs beyond and filling the room with natural light. The grey scheme continues, as does the lovely vinyl flooring, and there is plenty of space for both lounge and dining furniture. There are twin pendant lights and a radiator.

Cloakroom

The useful ground floor cloakroom is a good size and has a central light, extractor fan, radiator and a white suite comprising of a pedestal basin with mixer tap and a low-level WC with dual flush. The vinyl flooring continues and the cloakroom is finished in a soft grey colour scheme.

First Floor Landing

A characterful turning staircase, complete with plush grey carpet leads up to the first-floor landing, where the contemporary décor continues. There is a pendant light, hatch to access the loft space, and double-doors giving access to a large airing cupboard, which is also home to the hot water cylinder. Fresh white doors lead to all three bedrooms, the family bathroom and a full height storage cupboard.

Bedroom One

12'05 x 10'09 (3.78m x 3.28m)

Bedroom one is presented in a calming scheme with soft pink walls complementing the grey carpet. A window to the front aspect looks over the rural footpath adjacent to the property, and has a radiator under. There is a door to an over stairs cupboard and a door to the en-suite.

En-Suite

Perfectly proportioned, the en-suite comprises of a generous shower, white pedestal basin and low-level WC with dual flush. Grey tiling complements the grey walls and vinyl flooring, and there is a window with patterned glass for privacy, an extractor and a radiator.

Bedroom Two

12'06 x 8'06 (3.81m x 2.59m)

The second bedroom is light and bright, with a west facing window providing far reaching views over rooftops and up to Rowridge mast and beyond. Finished in a green scheme with grey carpet, bedroom two also has a central pendant and a radiator.

Bedroom Three

9'04 x 7'02 (2.84m x 2.18m)

Bedroom three is presented in a neutral scheme with a grey carpet, and also has a west facing window with fantastic views, a pendant light and a radiator.

Family Bathroom

The good-size family bathroom has fully tiled walls in a neutral scheme, vinyl flooring, a low-level light and a radiator. There is a full size bath with a shower over, pedestal basin with a mixer tap, and a low-level WC with dual flush.

Outside

To the front, slate chipped beds have plenty of room for pots and perfectly complement the red brick façade of the house. A side path gives useful access to the rear garden, and also provides a space to tuck the bins away. To the rear, the sunny, low maintenance garden is a mix of patio and white stone borders, giving a Mediterranean feel. The rear garden is securely enclosed with smart grey fencing, and benefits from a beach-hut style garden shed. Due to the elevated position of the property, from the garden, there are wonderful views to the south to St Georges Down and to the west to Rowridge and beyond.

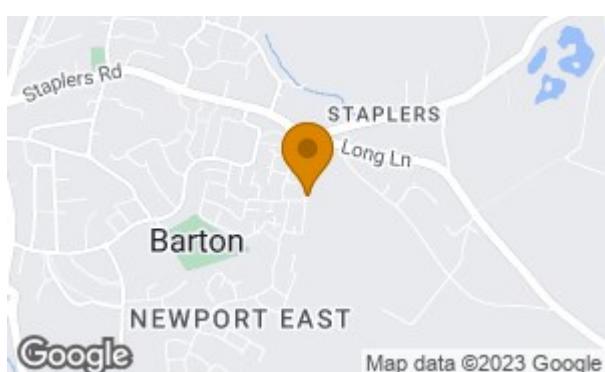
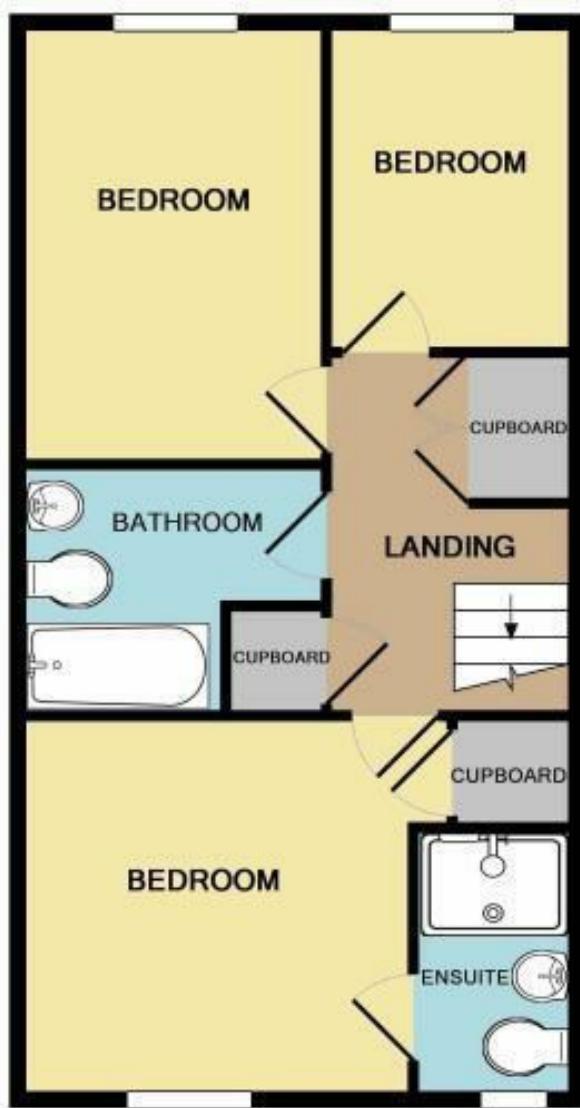
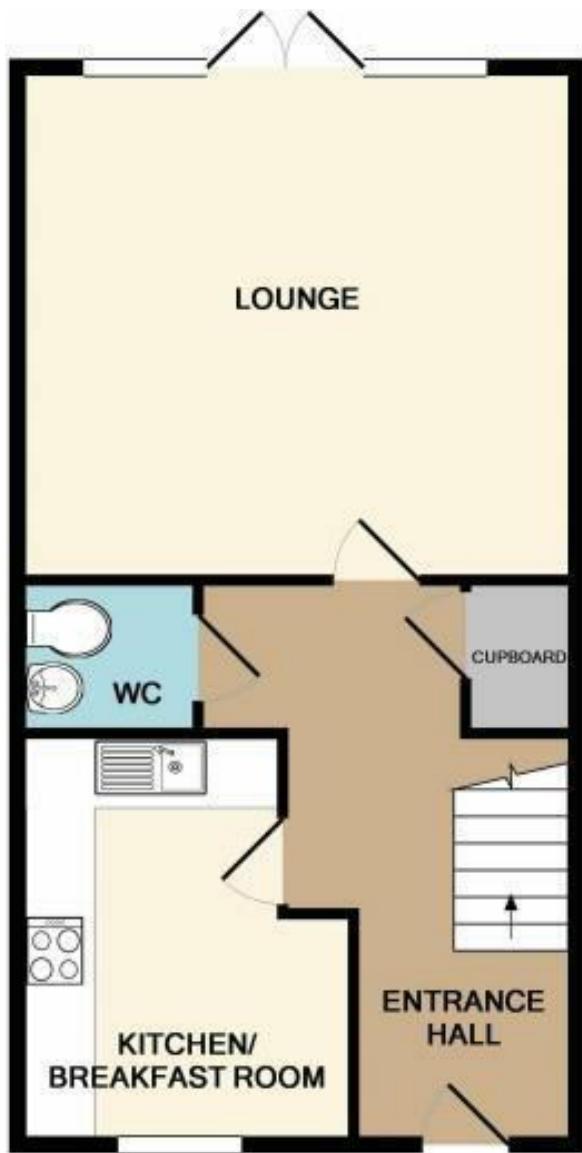
22 Saxon Close represents an enviable opportunity to acquire a stylish three-bedroom family home, in exceptional order throughout, located in a sought-after convenient location.

Additional Details

Tenure: Freehold

Council Tax Band: C

Services: Mains water, electricity and drainage, community biomass heating and hot water



		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A	94	
(81-91)	B	83	
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

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