

43, Glynn Close

Seaview, PO34 5JZ

£395,000
FREEHOLD



Situated on a lovely corner plot in this enviable location, this superb split-level bungalow offers a pristine, modernised home with sandy beaches and a wide range of amenities just a short walk away.

- Offered for sale CHAIN FREE
- Two double-sized bedrooms
- Open plan lounge-diner and a conservatory
- Delightful corner plot with front and rear gardens
- Highly desirable seaside village location
- Detached, split-level bungalow
- Beautifully upgraded throughout
- Contemporary kitchen leading to a side porch
- Driveway parking and a garage
- Walking distance to sandy beaches and village amenities

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Thoroughly renovated throughout within the past six years, 43 Glynn Close is ready for the new owners to move straight in and appreciate its immaculate, well-arranged accommodation and peaceful location within the highly sought-after Seaview Heights development. Bathed in natural light thanks to plenty of well-placed windows, the accommodation comprises an entrance hall on the first level leading to two light and airy double-sized bedrooms, a well-presented bathroom, and a separate cloakroom. Creating a split-level design to the home, the entrance hall has steps leading down to the garden level living accommodation consisting of an open plan lounge-diner leading to a contemporary kitchen and a conservatory overlooking the delightful rear garden. Outside, are well-maintained lawned gardens to the rear and front, and a driveway leading to an attached single garage with an electric door.

Located in the village of Nettlestone, the property is just a short walk away from the wonderful sandy beach of Seagrove Bay which sits between Seaview beach and the secluded hidden gem of Priory Bay with its expanse of golden sands, making it popular for a whole range of beach activities and water sports. The gently sloping beach has a slipway running down into the sea, providing a regular launching platform for boats. Glynn Close is perfectly situated to easily access a wide range of amenities in both the village of Seaview and Nettlestone with a well stocked local convenience store nearby, a highly reputable primary school, and bus route 8, which links Nettlestone village to the towns of Ryde, Newport and Sandown. The highly regarded coastal village of Seaview has a fantastic Edwardian promenade which enjoys beautiful views across the Solent, glorious sandy beaches, and the renowned Seaview Yacht Club. There are plenty of opportunities for coastal cycling or walking in the area, and even a spot of bird watching at the nearby Hersey Nature Reserve where a whole host of local wildlife including Kingfishers have been spotted. Seaview village offers a range of conveniences including a community grocery shop, a renowned coffee shop and a gastropub, a pharmacist complete with a post office, and the celebrated Seaview Hotel Restaurant and Bar. The nearby towns of Ryde and Fishbourne provide regular car ferry links and high-speed foot passenger travel links for those quick trips across the Solent to the mainland.

Welcome to 43 Glynn Close

Complete with a driveway leading to an attached single garage, this charming bungalow occupies a corner position and features a well-designed, low-maintenance lawned front garden with modern stone borders. Ornate metal gates on either side of the property provide access to the rear garden, and an open porch has steps leading up to a light blue front door.

Entrance Hall

Providing an accurate glimpse at the immaculate interiors found throughout the home, the entrance hall is dressed with soft grey carpet and neutral wall decor which continues throughout the accommodation. Filled with natural light from the entrance door glazing, this space has a series of white panel doors opening to the two bedrooms, a bathroom and cloakroom, an airing cupboard housing a hot water tank, plus the living space via a set of steps. Fitted with a ceiling light and radiator, also located here is a telephone/internet point, an electrical consumer unit, and a hatch above the stairwell opening to a well insulated and fully boarded loft space.

Bedroom One

13'01 into bay x 10'04 (3.99m into bay x 3.15m)

Continuing with the cosy carpet from the hall, this light and airy bedroom features a large box bay window to the front with a radiator located beneath. A pendant light fitting is also located here.

Bedroom Two

10'02 x 10'0 (3.10m x 3.05m)

Again, continuing with the entrance hall carpet, this second well-presented bedroom offers a further double size and enjoys natural light from a window to the front aspect. Also located here is a pendant light fitting and a radiator.

Bathroom

Featuring an opaque glazed window to the side aspect, the bathroom has been finished in a crisp white theme with fully tiled walls featuring a decorative blue strip border and a suite comprising a pedestal hand basin and a panel bath with a Mira Excel shower over. Warmed by a chrome heated towel rail, this space is carpeted and also includes a globe-shaped ceiling light.

Cloakroom

Providing a dual flush w.c, this space replicates the wall tiling from the bathroom and has a wood-effect laminate floor. There is an opaque glazed window to the side aspect and a ceiling light.

Dining Area

11'04 x 10'04 max (3.45m x 3.15m max)

The dining area seamlessly connects with the lounge via a wide, curved opening and is fitted with a wood-effect laminate floor which continues to the kitchen through an open doorway, providing continuity between the two spaces. This space also has a pendant light, a central heating thermostat, and a window to the side aspect with a radiator beneath.

Lounge Area

20'02 x 11'06 (6.15m x 3.51m)

Proving a cosy feel underfoot, the spacious lounge has a warm grey carpet and enjoys plenty of natural light from its dual aspect windows to the rear and side plus a set of glazed sliding doors to the conservatory. Benefiting from two radiators and two pendant lights, this room also includes a television aerial connection and a coal-effect gas feature fireplace with a stone surround.

Kitchen

9'08 x 9'04 (2.95m x 2.84m)

Offering a contemporary style, the kitchen is fitted with a range of cream shaker cabinetry with under-cabinet lighting and a wood-effect countertop with smart white splashback tiling. The cabinets provide ample cupboards, drawers, display units, and an integrated dishwasher. Incorporated into the countertop is a stainless steel sink and drainer beneath a window to the side aspect and there is under-counter space with plumbing for a washing machine. Cooker space is situated beneath a stainless steel cooker hood and there is space at the end of the units to accommodate a fridge-freezer. Fitted with a ceiling strip light and a radiator, this room also includes a partially glazed door to a side porch.

Side Porch

This handy lean-to space has a double glazed construction with a tiled floor and a door to the side external pathway.

Conservatory

15'09 x 7'11 (4.80m x 2.41m)

Finished with a neutral tiled floor, the conservatory has a dwarf wall construction with double glazing above and a polycarbonate roof. Tilt and slide glazed doors open to the rear garden and there is a glazed door to the side.

Rear Garden

With gated access on both sides of the property, the south-east facing rear garden is fully enclosed with good-quality fencing and enjoys a green lawn with plant borders featuring flowering shrubs such as a camellia and several roses. Modern 'black ice' themed stone edging wraps around the property to one side and on the adjacent side is an outside tap.

Parking

A driveway to the front provides off-road parking for one vehicle and leads to an attached garage with a blue up-and-over electric door. The garage benefits from power, lighting, and a window to the rear.



Additional Information

Tenure: Freehold

Council Tax Band: D

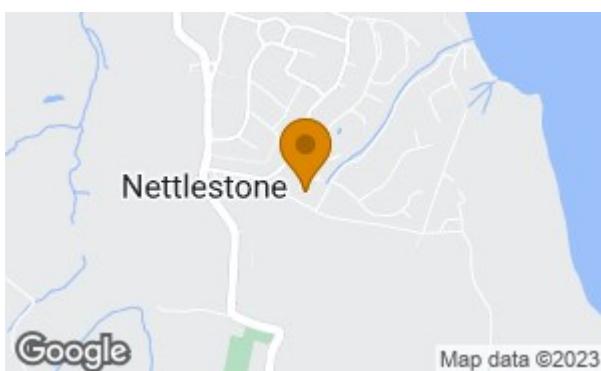
Services: Gas central heating, electricity, mains water and drainage.

GROUND FLOOR
1065 sq.ft. (98.9 sq.m.) approx.



TOTAL FLOOR AREA : 1065 sq ft. (98.9 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
England & Wales		

Environmental Impact (CO ₂) Rating		
	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		
EU Directive 2002/91/EC		
England & Wales		

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