



# Rose Cottage, 1 Field View

Ryde, PO33 3EZ



**£250,000**  
FREEHOLD



Beautifully maintained and arranged, this delightful end-of-terrace house boasts three bedrooms, open-plan living, and a wonderful garden, all situated in a peaceful location.

- Charming end-of-terrace house
- Three bedrooms and a family bathroom
- Peaceful residential location
- Countryside and woodland walks nearby
- Primary and secondary schools within walking distance
- Beautifully arranged and maintained
- Delightful low-maintenance rear garden
- Allocated off-road parking
- Amenities, sandy beaches and travel links close by
- Offered for sale chain-free

For more information and to arrange a viewing, please contact Susan Payne Property on **01983 566244**.

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Offered for sale chain-free, this fabulous home benefits from spacious and naturally light interiors with fresh neutral décor continuing throughout. The home comprises an entrance hall leading to a ground-floor cloakroom and the lounge-diner at the heart of the home. The kitchen is accessed from the lounge-diner, and the stairwell is also located here. The first-floor accommodation offers three bedrooms and a family bathroom. Outside is a sunny, low-maintenance garden which benefits from a large decking area and space for the new owners to add their own stamp, if desired.

Situated in a fantastic position with the best of all worlds, the location is close to many enviable amenities just a 20-minute walk from the property which includes the high street with its boutique shops, supermarkets and a superb choice of eateries. Haylands Farm is just a short stroll from the property which offers educational events and tours of the farm and their animals, plus there are miles of countryside and woodland walks from Haylands Farm and the surrounding areas. There is a choice of good local schools at primary and secondary level within the area, including a primary school rated 'Good' by Ofsted located just a very short stroll from the house. Ryde Esplanade is also nearby which provides access to high-speed foot-passenger ferry services to the mainland and boasts long stretches of sandy beaches with numerous seaside activities such as bowling, laser quest and an open-top swimming pool. Furthermore, the Fishbourne to Portsmouth car ferry service is located just a 10-minute drive away and regular transport connections across the island are within easy reach with the Southern Vectis bus station and Island Line train line service situated along Ryde Esplanade.

### **Welcome to Rose Cottage**

With allocated parking located at the front of the property, a paved pathway with a mature border leads up to the property. There are a few steps up to the front door.

### **Porch**

Offering space to store coats and shoes, this handy porch features the ground-floor cloakroom as well as the electrical consumer unit. A door opens into the open-plan living space.

### **Cloakroom**

An essential for any family home, this cloakroom comprises a WC and a pedestal hand basin, and there is an obscure glazed window to the front aspect.

### **Open Plan Living Space**

Finished with an attractive wood-effect laminate flooring, this space is flooded with natural light from dual aspect windows to the front and back. This wonderful family room offers ample space for living and dining room furniture, as well as providing access to the understairs cupboard. An obscure glazed door leads out to the rear garden. The flooring and neutral décor continue, and there is access to the kitchen here.

### **Kitchen**

Fitted with modern base and wall cabinets with a window to the rear aspect, this modern kitchen features undercounter space for a washing machine and a lovely range-style gas cooker with a cooker hood over. There is space for a fridge-freezer, and the space is finished with neutral tile splashback, plus the gas boiler is located here.

### **First Floor Landing**

The carpeted stairwell leads up to the naturally light first-floor landing, which provides access to three bedrooms and the family bathroom. There is access to the loft space here and a handy cupboard.

### **Bedroom One**

Featuring a large window to the front aspect, this double bedroom benefits from space for wardrobes and is also carpeted.



**Bedroom Two**

Enjoying wonderful views, this double bedroom offers space for bedroom furniture and is neutrally decorated.

**Bedroom Three**

This bedroom is set up as a double bedroom offering a window to the front aspect.

**Family Bathroom**

Recently updated, this modern family bathroom comprises a shower over bath, a pedestal hand basin, and a WC. An obscure glazed window to the rear fills the room with natural light.

**Garden**

Benefitting from a low-maintenance finish with a large composite decking area, ideal for entertaining, dining al fresco style, or soaking up the sunshine. The rest of the garden is gravelled and benefits from planting, as well as two cordyline trees.

**Parking**

The property benefits from an allocated parking space at the front.

Rose Cottage presents a fantastic opportunity to acquire a stunning end-of-terrace home with three bedrooms, open plan living, and a wonderful garden. A viewing is highly recommended with the sole agent, Susan Payne Property.

**Additional Details**

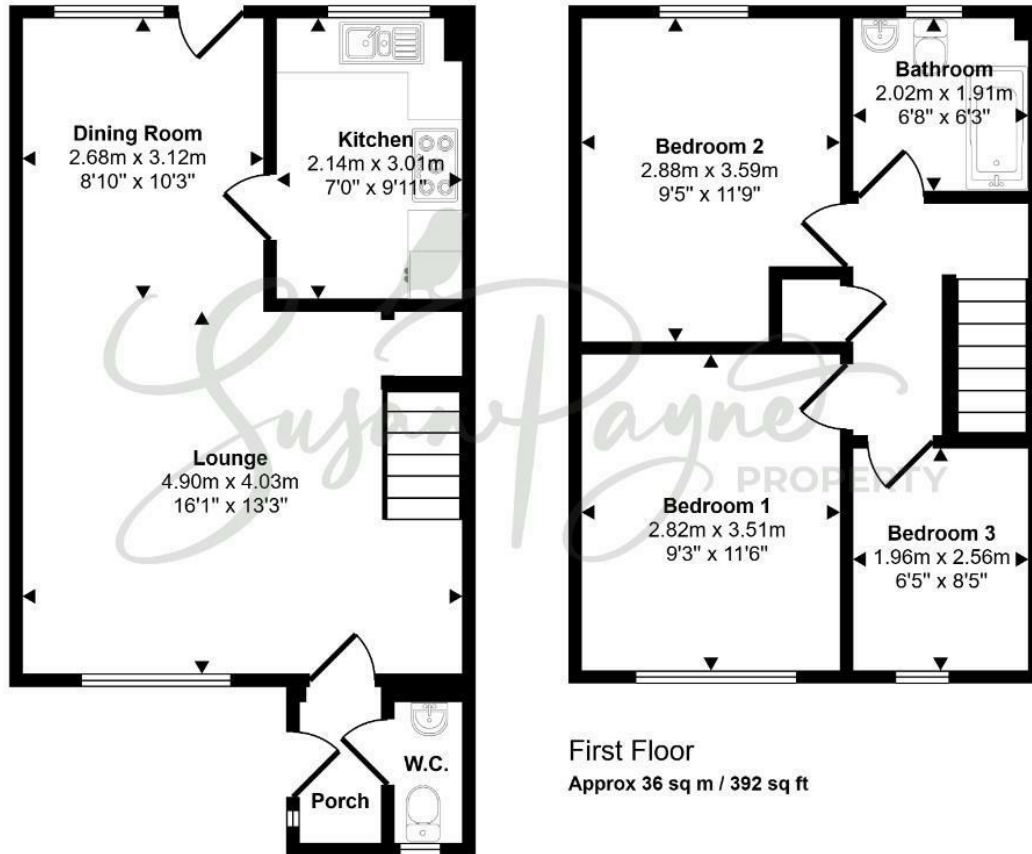
Tenure: Tenure

Council Tax Band: TBC (assumed C - £2,268.13 pa – Isle of Wight Council 2025/2026)

Services: Mains water, gas, drainage, and electricity

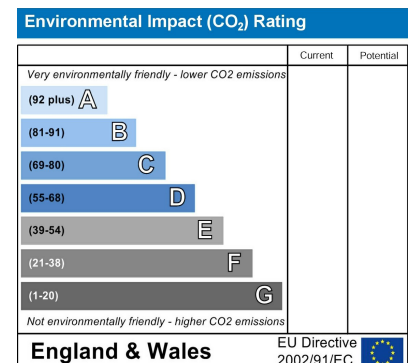
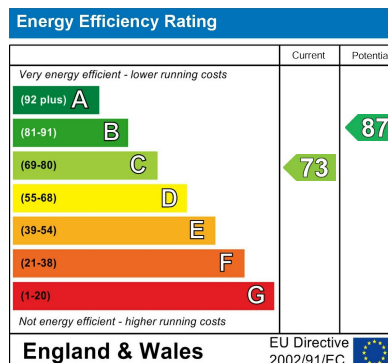


Approx Gross Internal Area  
76 sq m / 814 sq ft



**Ground Floor**  
Approx 39 sq m / 422 sq ft

This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items. Made with Made Snappy 360.



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