

6, Glynn Close

Seaview, Isle of Wight PO34 5JZ

£450,000
FREEHOLD



Perfectly positioned within this enviable location, this exceptional two-bedroom bungalow offers a well-maintained and beautifully presented home situated within walking distance to sandy beaches and a wide range of village amenities.

- Two bedroom link-detached bungalow
- Open plan lounge-diner and a garden room
- Contemporary bathroom and cloakroom
- Driveway parking and a garage
- Highly desirable seaside village location
- Well-maintained and beautifully presented
- Modern kitchen with integrated appliances
- Versatile timber garden cabin
- Well-established gardens to the front and rear
- Walking distance to sandy beaches and village amenities

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

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Situated in a prime position in a quiet residential area, 6 Glynn Close represents a fantastic opportunity to acquire an immaculate home in one of the most desirable seaside locations on the Isle of Wight. Upgraded and superbly maintained over the years by the current owners, the accommodation has been transformed with pristine interiors throughout, a modern kitchen complete with quality integrated appliances, and a stylish bathroom as well as a coordinating cloakroom. In addition to creating an aesthetically pleasing home, the current owners have ensured a practical and functional property for modern-day living with plenty of additional electrical sockets installed, a new efficient gas boiler fitted in 2020, and the bedrooms feature ample built-in wardrobes providing plenty of storage. Furthermore, the property benefits from soffits and downpipes replaced in 2021 and the attached garage has recently been fitted with a workbench and ample shelving. Enjoying a slightly elevated position within a peaceful cul-de-sac, the property is surrounded by beautiful gardens to the front and rear which have been lovingly established to provide a peaceful, flourishing outdoor retreat including an impressive timber cabin in the rear garden, creating a fantastic office or entertaining space.

Located in the village of Nettlestone, the property is just a short stroll 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.

The accommodation comprises an entrance lobby leading to a wonderful garden room with French doors to the rear garden, providing the versatility to be transformed into a third bedroom if required. The entrance lobby also creates access to a spacious open plan lounge-diner providing a fantastic sociable living environment bathed in an abundance of natural light from its dual aspect windows. Continuing from the lounge-diner, a central hallway leads to two double bedrooms with views over the delightful rear garden, a stylish bathroom adjacent to a cloakroom and a contemporary kitchen featuring a modern glass serving hatch providing a convenient connection with the dining area and additional natural light.

Welcome to 6 Glynn Close

A large front garden exhibiting an array of well-established shrubs and wildflower planting provides a delightful first impression as you approach this slightly elevated property. A long driveway to the side of the front garden provides off-road parking for up to three vehicles and leads to a single-sized garage as well as a pathway to the front door. Additionally, there is a path on the adjacent side of the front garden providing gated access to the rear garden and an alternative entrance to the home via the kitchen door.



Entrance Lobby

A white UPVC front door with a glazed panel and window to the side opens to a welcoming entrance lobby fitted with a light green carpet which continues to the garden room through an open archway. Fitted with a half-sphere wall light, this area provides ample storage space for coats and footwear within a substantial built-in cupboard with cream doors to match the wall decor. An obscure glazed door opens to the lounge-diner and a step down leads to the garden room.

Garden Room

11'08 x 9'04 (3.56m x 2.84m)

The neutral wall decor continues into this versatile room which is currently utilised as a pleasant garden room with multi-pane glazed doors opening to the rear garden. This space also has a DAB radio connection point, two half sphere wall lights and a window to the side aspect allowing for further natural light.

Lounge-Diner

Lounge Area: 19'10 x 11'06 (6.05m x 3.51m)

Dining Area: 11'0 x 7'11 (3.35m x 2.41m)

Enjoying plenty of natural light, this spacious open-plan room boasts a dual aspect with two large windows to the front and a window to the side. Providing ample room to accommodate lounge and dining furniture, this L-shaped space is beautifully dressed with a beige carpet and a two-tone, light blue wall decor. Warmed by three radiators, this room has a decorative fireplace surround in white with a solid dark hearth ready for a feature fireplace to be installed and there is a large glazed serving hatch connecting with the kitchen from the dining area. Located in the lounge area is a television aerial connection and a multi-pane door leading to the central hallway.

Hallway

8'11 x 4'01 (2.72m x 1.24m)

This central hallway has a series of panel doors creating access to a kitchen, two bedrooms, a bathroom and a cloakroom. With light pink walls and a patterned carpet, this area also benefits from an airing cupboard housing a water cylinder, and a ceiling hatch with a fitted ladder providing access to a partially boarded loft space with lighting. A central heating thermostat and a smoke alarm are also located here.

Kitchen

10'05 x 8'04 (3.18m x 2.54m)

Completely upgraded approximately five years ago, this delightful kitchen enjoys a stylish glazed serving hatch to the dining area which also allows for natural light and a view beyond through the front elevation window. This room is fitted with a modern range of cream base and wall cabinets with long brushed steel handles providing a combination of drawers and cupboards, plus additional features including a fabulous larder cupboard and a well-designed, pull-out accessible corner unit. Integrated appliances include a Neff electric oven and a gas hob with a stainless steel cooker hood over, and a Bosch fridge-freezer plus a washing machine. A tiled splashback in warm neutral tones flows above a speckled countertop which incorporates a 1.5 stainless steel sink and drainer with an embossed finish and a water softener installed beneath. With a curved spotlight bar and under cabinet lighting providing illumination, the kitchen also includes an integrated dustbin caddy, a radiator, and a Worcester gas boiler plus an electrical consumer unit housed within the cabinets. Also replaced at the same time, there is a window to the side aspect alongside an opaque glazed side access door, and the room is finished with a Flotex tile-effect floor plus a stylish wall decor in neutral and green shades.

Bathroom

This contemporary bathroom is beautifully finished with neutral, high-shine wall tiling with a textured, wavey-effect border and a laminate stone-effect floor. Warmed by a chrome heated towel rail, this room has a dark fitted unit with a white countertop incorporating a hand basin with a chrome mixer tap and a w.c. which features a hands-free flush sensor. Fitted with a glazed shower panel, a fabulous double-ended panel bath has a chrome mixer tap and a showerhead fixture on a slider bar above with integrated wall controls. With an opaque glazed window to the side aspect and recessed spotlights providing illumination, this room also includes an extractor fan and a wall-mounted mirrored cabinet.

Cloakroom

Fitted with a striped vinyl floor, this well-presented cloakroom has a wall-mounted hand basin with a chrome mixer tap and a dual flush w.c. beneath an opaque glazed window to the side aspect. Featuring a round mirrored cabinet, the walls are finished with mid-height neutral wall tiling with a contrasting mosaic tile border and white-painted walls above. A pendant light fitting is also located here.

Bedroom One

13'10 x 11'01 (4.22m x 3.38m)

Decorated in a range of pink wall shades and a neutral carpet, this spacious bedroom enjoys natural light from a large window to the rear aspect with views of the delightful garden. Featuring recessed wall shelving, the room provides ample storage space within a generous built-in wardrobe spanning one of the walls with white panel doors. A radiator and television aerial connection are also located here.

Bedroom Two

10'11 x 9'10 max (3.33m x 3.00m max)

With a speckled taupe-coloured carpet, this second double bedroom enjoys a window overlooking the rear garden and there is a radiator to provide warmth. This room has been fitted with a large built-in wardrobe with sliding doors incorporating a mirror and the walls have been finished with warm neutral shades.

Rear Garden

Wonderfully secluded by well-kept mature trees and hedging, it is evident that this beautiful garden has been lovingly established to offer a peaceful retreat complete with a fabulous timber cabin. Leading to a side pathway with an outside tap, a paved terrace spans along the rear of the property and creates a perfect spot to arrange garden seating with a lovely garden outlook featuring a lawn area with a curved paved pathway leading to a shaded, corner seating spot amongst the flourishing trees. With raised beds featuring roses and tomatoes at the front edge, the lawn is bordered by curved plant beds exhibiting an array of shrubs, an apple and cherry tree, and there is a handy storage shed tucked behind the timber cabin.

Finished in a light green shade, the beautiful cabin measures 11'05 x 9'04 and has a multi-pane entrance door and coordinating dual aspect windows. This versatile cabin benefits from power and lighting, providing a practical space for multiple purposes such as an outdoor living space, a home office or a creative studio.

Driveway and Garage

The property provides the benefit of a driveway to the front which provides off-road parking for up to three vehicles and leads to a single-sized garage with a roller door. Measuring 17'10 x 8'06, the garage has power and lighting and comes complete with a range of recently installed, built-in wooden shelving as well as a workbench.

6 Glynn Close presents a wonderful opportunity to acquire a beautifully finished single-storey home, in a highly regarded coastal village location. An early viewing is highly recommended with the sole agent Susan Payne Property.

Additional Details



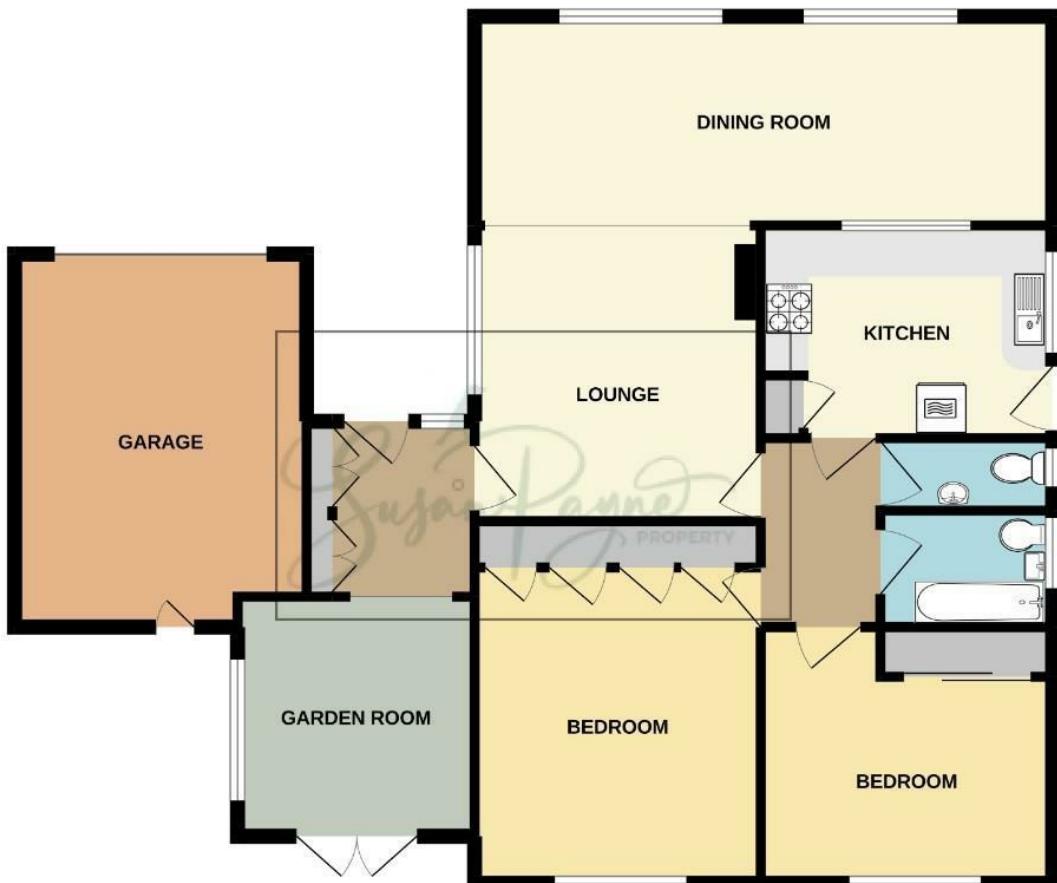
Tenure: Freehold

Council Tax Band: D

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

Soar Panels: A 16-panel solar PV system is located on the roof space, providing the benefit of free electricity during daylight hours and a saving of approximately £170 per annum.

GROUND FLOOR
1047 sq.ft. (97.3 sq.m.) approx.



TOTAL FLOOR AREA : 1047 sq.ft. (97.3 sq.m.) approx.
 Whilst every attempt has been made to ensure the accuracy of the above floor plan, 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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