



Guide Price £225,000

6 BRIGSTOCKE TERRACE, RYDE, ISLE OF WIGHT, PO33 2PD



FABULOUS VIEWS OF THE BUSY SOLENT SCENE!

Built circa 1827, Brigstocke Terrace is a handsome, well maintained Grade II listed building which sits proudly on the brow of St Thomas Street. Offering magnificent SEA VIEWS, Flat 6 is situated on the FIRST FLOOR and comprises a superbly spacious L-shaped sitting/dining room, separate modern fitted kitchen/breakfast room, 2 DOUBLE BEDROOMS plus shower room. Typical of the era, this Georgian built block has very high ceilings and large sash windows, with further benefits including residents' SOUTHERLY GARDEN plus a PARKING SPACE. Just moments from the heart of town with its shopping centre, eateries and amenities, the property is also a stroll away from the sea front, wonderful beaches, community swimming pool, marina and passenger ferry mainland links. CHAIN FREE.

ACCOMMODATION:

Brigstocke Terrace is an imposing Grade II listed building, built in 1826 - 1829 by Thomas Dashwood. Flat 6 is offers two bedrooms and is accessed via steps from the St Thomas Street entrance and accesses the communal hallway. Private entrance door to No. 6.

HALLWAY:

A bright hallway with rooms leasing off. The hallway has a full height window on the West wall allowing light to stream through. Fitted carpet. Airing cupboard housing the immersion heater.

SITTING ROOM:

A dual aspect, light sitting room with high ceilings and large windows offering direct views of the activity on The Solent. An ornate balcony is to the front of the building and a large sash window is to the West side. Fitted carpet. Two Rointe electric heaters. Feature fireplace with mantle. Door to kitchen.

KITCHEN/BREAKFAST ROOM:

A modern fitted kitchen with base and eye level units in cream with contrasting work tops. 1.5 bowl dark coloured sink unit with a mixer tap. Zanussi oven and extractor hob; integrated fridge freezer; space and plumbing for washing machine. Cushioned vinyl flooring. Offering high ceilings and part-panelling/part-tiling to walls plus large opening window offering views across the tennis courts to The Solent. Rointe electric heater.

BEDROOM 1:

A large carpeted double bedroom with high ceilings a large southerly sash window with secondary glazing overlooking the communal gardens. Fitted wardrobes. Rointe electric heater.

BEDROOM 2:

Dual aspect double bedroom with fitted carpet. Rointe eletric heater. Windows to rear and side (over-looking St Thomas Street as well as the gardens).

SHOWER ROOM:

A fully tiled room with a low flush WC, pedestal wash basin and fully tiled shower cubicle with an electric shower. Extractor fan. Heated towel rail. Wall mounted cabinet. Fitted carpet.

PARKING:

On the north side of Brigstocke Terrace, there is a residents' car park offering space for one vehicle.

TENURE:

Long lease with share of Freehold (Lease term is 500yrs from 1972 - 448yrs remaining).

Ground Rent: £0.

Service Charge: £2,522.94 to 31st March 2025 (in two half year payments in arrears - issued in June and December).

Lease restrictions: No pets, or visiting pets of any kind, No holiday let.

SERVICES:

Electric, Water/Draining - all mains connected.

Note: There is no gas within the building.

COUNCIL TAX:

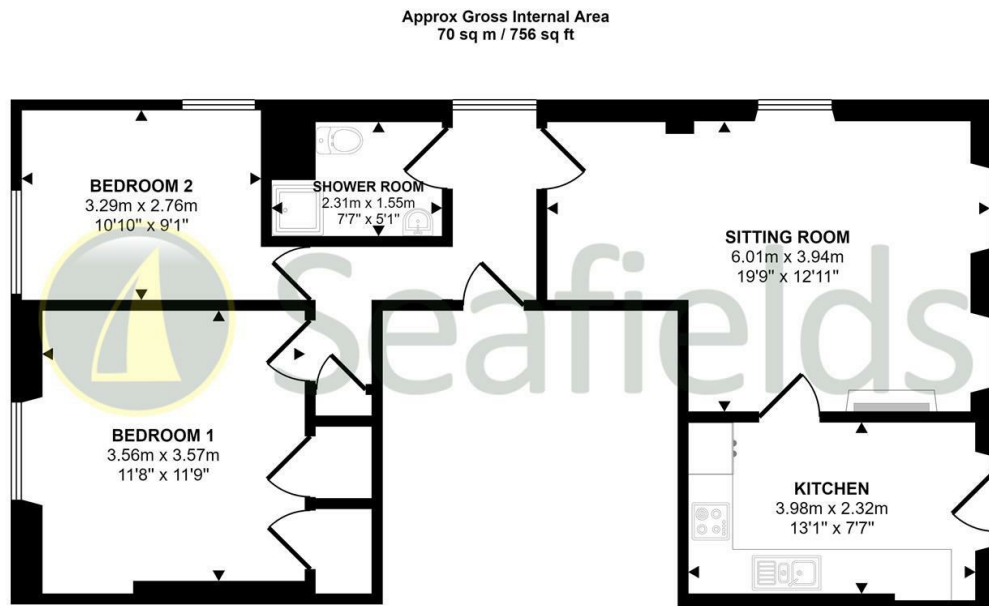
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SELLERS' SITUATION:

No onward chain.

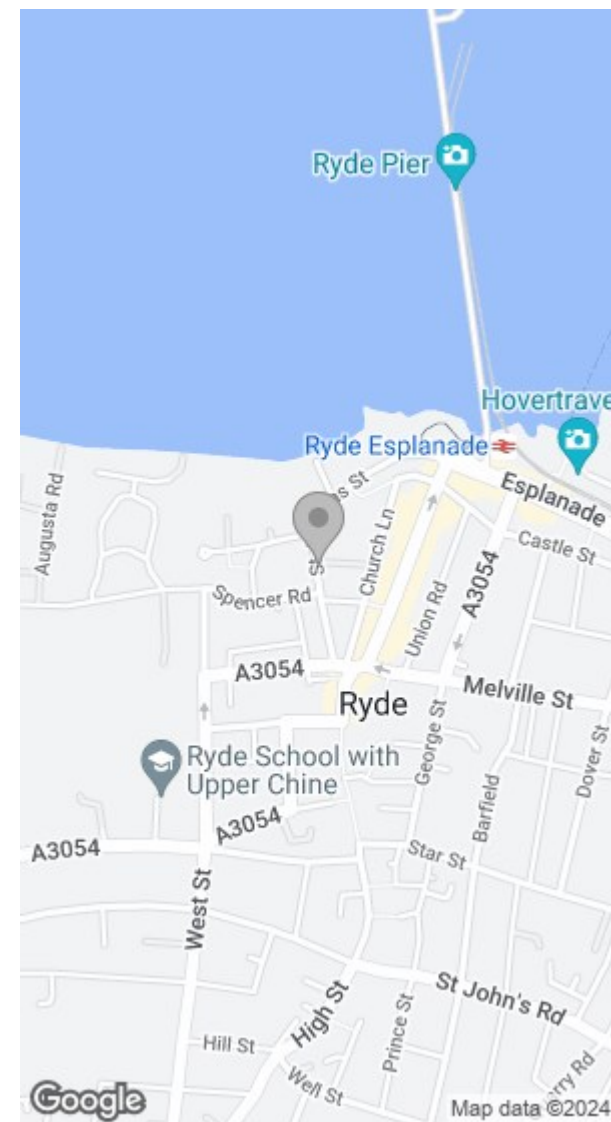
DISCLAIMER:

Floor plan and measurements are approximate and not to scale. We have not tested any appliances or systems, and our description should not be taken as a guarantee that these are in working order. None of these statements contained in these details are to be relied upon as statements of fact.



Floorplan

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.



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

