



1 Shippards Road, Brighstone, Isle of Wight

£325,000



**Megan Baker**  
Estate Agents

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This stylishly presented detached chalet bungalow has been thoughtfully restyled recently and now offers light and spacious living spaces, decorated in soft neutral decor. Warmed by Calor gas central heating and with UPVC double glazed windows, the home has a bright, double aspect lounge with a handsome multi-fuel stove and doors leading into the sunny conservatory. A large picture window to the front frames the most stunning view up to the downs over the village. The pretty kitchen has a very handy utility room adjacent and bedroom three is also found on this level, which could also be used as a separate dining room or generously proportioned home office. The ground floor is completed by a gorgeous shower room with contemporary styling. On the first floor are two further double bedrooms with sloping ceilings giving character and the large landing area (which provides a great study space) also leads to a smart centrally positioned bathroom with fresh white suite and elegant shuttered window revealing a distant sea view. The house is set on a large corner plot with front and side gardens planted with an attractive variety of shrubs, whilst the enclosed, pretty rear garden has English cottage style planted areas and a sunny patio. A long driveway provides plenty of parking and gives access to the garage.

**UPVC double glazed entrance door into:**

## **ENTRANCE PORCH:**

*8'10 x 3'9 (2.69m x 1.14m)*

With attractive tiled floor and large UPVC double glazed front windows framing the glorious downs views. Further UPVC double glazed door to:

## **ENTRANCE HALLWAY:**

A light and welcoming introduction to

the home with wood style flooring and stairs off to first floor. Built in understairs cupboard and flat white doors to:

## **SITTING ROOM:**

*21'8 x 11'10 max (6.60m x 3.61m max)*

Spanning the depth of the home to one side, this elegantly presented room is beautifully light and has a UPVC double glazed front window to the front providing a stunning





elevated view over the village to the downs.

The handsome multi fuel stove has a stone hearth and attractive white surround as well as a shelved storage unit to one side. A door to one end links the room to the:

### **CONSERVATORY:**

*9'4 x 7'8 (2.84m x 2.34m)*

A super addition to the home of part solid, part UPVC double glazed design with a view and access to the rear garden.

### **KITCHEN:**

*9'4 max x 8'8 max (2.84m max x 2.64m max)*

Beautifully styled and fitted with light cream shaker style units with pretty pewter style handles, topped by oak block worksurfaces and finished off with dove grey glossy tiling. One and a half bowl sink unit with water softener unit concealed in the cupboard underneath; Induction Rangemaster cooker and spaces for washing machine and slimline dishwasher. Rear window and door to:



### **UTILITY ROOM:**

*8'4 x 7'2 (2.54m x 2.18m)*

A very handy extra space with doors to front and rear, fitted with storage cupboards and providing spaces for a tumble dryer and fridge/freezer.

### **BEDROOM THREE/DINING ROOM:**

*12'6 x 10'5 (3.81m x 3.18m)*

A lovely double room, which has the flexibility to be used as a dining room or home office. Decorated in soft cream, with a large front window framing the superb views to the downs.

### **SHOWER ROOM:**

*9'10 max x 5'10 max (3.00m max x 1.78m max)*

Fitted with a sleek white suite of vanity wash hand basin and concealed cistern WC as well as a spacious corner shower enclosure with glass doors. Two opaque UPVC double glazed rear windows.

**Turning staircase to:**

### FIRST FLOOR LANDING:

A spacious area (making a great study space) with three front facing windows showcasing the panoramic downs views. Built in cupboard housing the brand new Vaillant boiler (installed in 2020); access to loft and doors to:

### BEDROOM ONE:

*10'3 x 10'2 + cups (3.12m x 3.10m +cups)*

A pretty double bedroom with UPVC double glazed side window and a wall of built in wardrobes.

### BEDROOM TWO:

*10'2 +cups x 9'10 (3.10m +cups x 3.00m)*

Another light and attractive double bedroom with one wall of built in wardrobes and double glazed side window with fabulous country and distant sea views.

### BATHROOM:

*7'5 max x 5'10 max (2.26m max x 1.78m max)*

In crisp white decor and fitted with a chic white suite of vanity wash hand basin; WC and shower bath with glass screen. UPVC double glazed rear

window with sideways sea views.

### PARKING:

To the front of the home is a long driveway providing plenty of parking and leading to the:

### GARAGE:

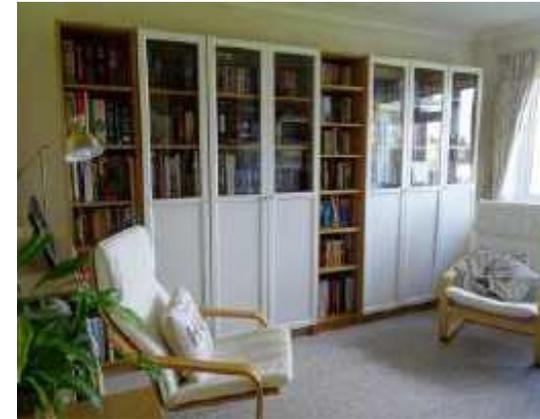
*17'0 x 8'4 (5.18m x 2.54m)*

With up and over door; power and light. Personal door to side.

### GARDENS:

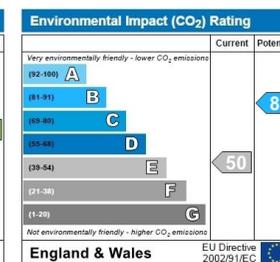
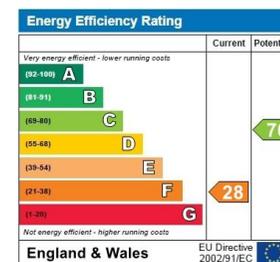
The home is set back from the road by a long lawned front garden which extends to the side and has shrubs to border. The pretty, enclosed rear garden has been designed for easy maintenance, laid to gravel and patio with English country planting. Gated access leads to the side.

**Viewings: Strictly by appointment only through Megan Baker Estate Agents**



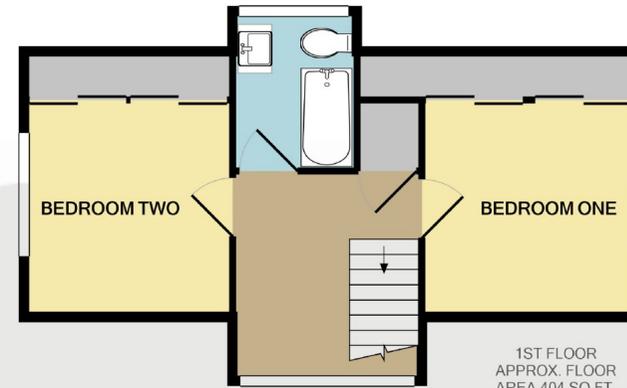
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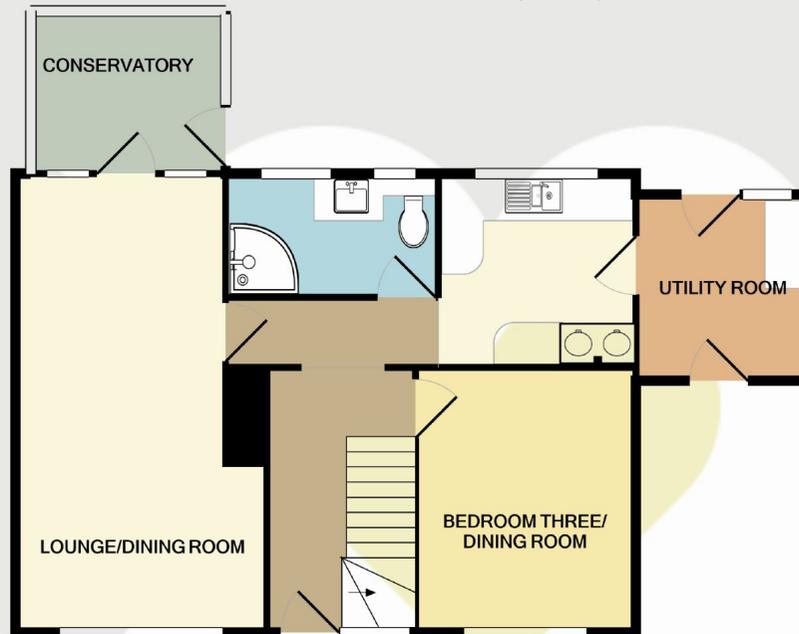


Arrange a viewing: Call us on 01983 280555 or email: [hello@meganbakerestateagents.com](mailto:hello@meganbakerestateagents.com)

# Floorplan



1ST FLOOR  
APPROX. FLOOR  
AREA 404 SQ.FT.  
(37.6 SQ.M.)



GROUND FLOOR  
APPROX. FLOOR  
AREA 772 SQ.FT.  
(71.8 SQ.M.)

TOTAL APPROX. FLOOR AREA 1177 SQ.FT. (109.3 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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