



FLAT 2, VICTORIA LODGE ST. THOMAS STREET RYDE, PO33 2DL

£300,000
LEASEHOLD

A well presented 2 bedroom GROUND floor apartment situated favourably within a period property in the heart of Ryde and with fabulous views of The Solent. Open plan elegant living at its best,. Offered as CHAIN FREE.

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FLAT 2, VICTORIA LODGE ST.

- 2 bedroom ground floor apartment
- VIEWS OF THE SOLENT
- Lots of character
- CHAIN FREE



The accommodation with approximate

Secure main entrance door

Communal hallway

A beautiful open area with original features and stairs to additional apartments. Personal door to:

Hallway

Cupboard housing consumer unit and electrics. Entry phone. Radiator. Doors to:

Lounge / diner 6.19 x 4.88 (20'3" x 16'0")

A large open room which opens to the kitchen. Large double glazed sash windows which allow fabulous views of THE SOLENT and beyond. This room is full of original and ornate features. Radiator. Open to:

Kitchen 2.51 x 2.42 (8'2" x 7'11")

Fully fitted with matching wall, base and drawer units. Inset sink and drainer with tiles splash back. Integrated gas hob with extractor over. Oven, fridge/freezer, dishwasher and washer/ dryer. Wall mounted Vaillant boiler. Double glazed sash window to side aspect overlooking the esplanade and beyond.

Bedroom 3.53 x 3.18 (11'6" x 10'5")

Two double glazed windows to front aspect. Radiator.

Bedroom 3.05 x 2.77 (10'0" x 9'1")

Two double glazed windows to front aspect. Radiator. Fitted wardrobes.

Shower room 4.24 x 1.57 (13'10" x 5'1")

Over sized walk in shower. Low level WC. Hand basin. Tiled flooring. Part tiled walls. Radiator.

Outside

Rear: A communal area with raised planters and defined by galvasnised railings which edge the public green.

Additional information

EPC: "D"

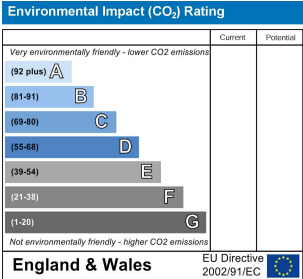
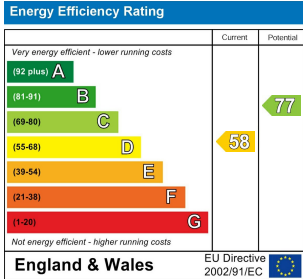
Council tax band: "D"

Tenure: Leasehold: 999 years from 1/1/2004

Management fee: tbc

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements