





50 ST. EDMUNDS WALK WOOTTON BRIDGE, PO33 4JB

£235,000 FREEHOLD

Situated in a quiet position within the village of Wootton Bridge. Offering two bedrooms good size lounge and kitchen/diner. Manageable garden and garage. Offered as CHAIN FREE. EPC "C"

Williams
SALES & LETTINGS

50 ST. EDMUNDS WALK

2 bedroom detached bungalow
 In need of modernisation
 Easily maintained garden
 Garage
 CHAIN FREE





The accommodation with approximate measurements

Double glazed French doors to:

Kitchen 5.30 x 2.50 (17'4" x 8'2")

A good se; ection of matcjing wall, base and drwer units. Eye level electric oven and grill. Electric hob. Ceramic sink and drainer. Radiator. Double glazed window and door to side aspect. Space for table and chairs. Arch to:

Lounge 5.31 x 4.09 (17'5" x 13'5")

Double glazed bow window to front aspect. Double glazed window to side aspect. Two radiators. Electric fire.

Inner hallway

Loft access. Cupboard housing "Ideal" wall hung boiler. Doors to:

Bedroom 4.04 x 2.99 (13'3" x 9'9")

Double glazed Bow window to rear aspect. Radiator.

Bedroom 3.75 x 2.32 (12'3" x 7'7")

Double glazed Bow window to rear aspect. Radiator.

Wet room 2.16 x 1.61 (7'1" x 5'3")

Double glazed window to side aspect. Heated towel rail. Low level WC. Hand basin. Shower area. Tiled walls.

Outside

Rear: Decked for easy maintenance. Gate to

garage.

Garage: Up and over door

Front: Astro turf.

Additional Information

Council tax band "C"

EPC: "C"



50 ST. EDMUNDS WALK







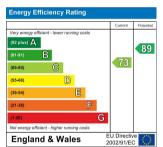
GROUND FLOOR 669 sq.ft. (62.2 sq.m.) approx.

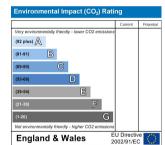


TOTAL FLOOR AREA; 669 sq.ft. (62.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, crooms and any other terms are approximate and on responsibility is taken for any error, contract only one for the statement. This plan is for illustrative purposes only and should be used as such by any prospective purpose. The properties are purposed to the purpose of the properties of the purpose. The such as the first properties of the purpose of the purpose of the purpose. The such as the properties of the purpose of the pu







W | Williams

SALES & LETTINGS

Williams Estate Agents 41 High Street Wootton Bridge Isle Of Wight PO33 4LU 01983 883333 sales@williamsisleofwight.co.uk lettings@williamsisleofwight.co.uk www.williamsisleofwight.co.uk

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