Webb Jenkins

Suite 17, Salisbury Garden,
Dudley Road,
Ventnor,
Isle of Wight,
PO38 1EJ

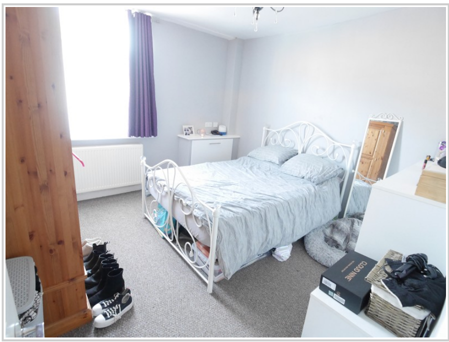
01983 856 111

sales@webbjenkins.co.uk
rentals@webbjenkins.co.uk
propertyservices@webbjenkins.co.uk

webbjenkins.co.uk

Monkton Street,
Ryde,
Isle Of Wight.
PO33 2BB

167,500



- Ground floor
- Two bedrooms
- Gas central heating
- UPVC double glazing
- Garden
- Parking
- Close to rail station
- Chain free

Ref: PRA11756

Viewing Instructions: Strictly By Appointment Only

General Description

A ground floor apartment in a great location, being a stone throw away from Ryde St Johns railway station. On offer is a very well presented property occupying the whole ground floor with the benefit of parking and a good sized rear garden.

Accommodation

Lounge (24' 09" x 12' 02") or (7.54m x 3.71m)

Kitchen (9' 06" x 13' 06") or (2.90m x 4.11m)

Bedroom 1 (11' 04" x 11' 01") or (3.45m x 3.38m)

Bedroom 2 (7' 09" x 9' 05") or (2.36m x 2.87m)

Shower Room (4' 06" x 9' 05") or (1.37m x 2.87m)

Outside

Good sized rear lawned garden with a large patio area and brick built garden store.

Services

EPC Rating:64

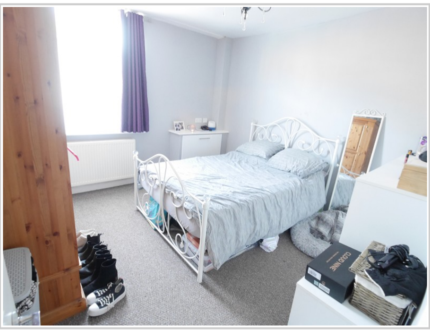
Tenure

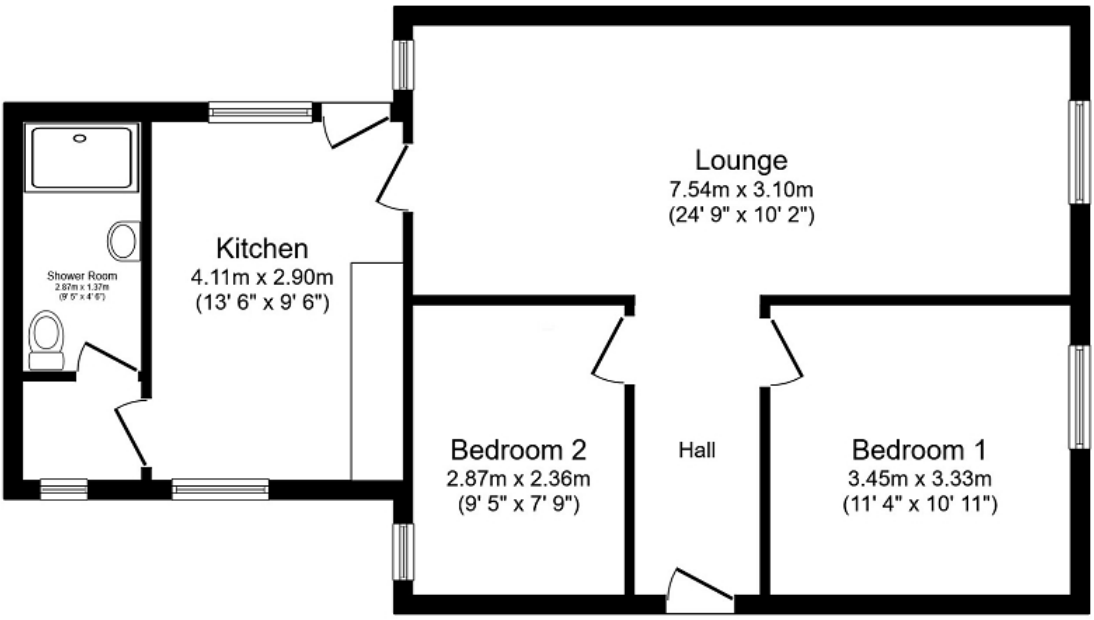
We are informed that the tenure is Not Specified

Council Tax

Band Not Specified





Floor Plan

Total floor area 67.6 m² (728 sq.ft.) approx

This plan is for illustration purposes only and may not be representative of the property. Plan not to scale. Powered by PropertyBox

All measurements are approximate. The deeds have not been inspected. Please note that we have not tested the services of any of the equipment or appliances in this property. Stamp duty is not payable up to £125,000. From £125,001 to £250,000 - 2% of Purchase Price. From £250,001 to £925,000 - 5% of Purchase Price. From £925,001 to £1,500,000 - 10% of Purchase Price. From £1,500,001 onwards - 12% of Purchase Price. N.B. Stamp Duty is paid by the purchaser and not the vendor. Proceeds Of Crime Act 2002: We are obliged to report any knowledge or suspicion of money laundering to NCIS (National Crime Intelligence Service) and should a report prove necessary we are precluded from conducting any further professional work without consent from NCIS. These particulars are issued in good faith by us from information supplied by the vendor, but the accuracy is not guaranteed, nor will we accept responsibility for any error therein, nor shall the particulars form part of any contract. These particulars are also issued on the understanding that any negotiations in respect of the purchase of this property shall be carried out through us. Your home is at risk if you do not keep up repayments on a mortgage or any other loan secured on it. An insurance contract may be required. Written quotation available upon request. Mortgages secured on property.