

SPENCE WILLARD



25 Glynn Close, Seaview, Isle of Wight, PO34 5JZ

A well-presented split-level bungalow tucked away in a quiet private cul-de-sac, just a short walk from Seagrove Bay and Seaview village.

VIEWING

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Occupying a generous corner plot, 25 Glynn Close offers light and spacious accommodation arranged over a split-level layout. This well-maintained two-bedroom bungalow features an open-plan sitting and dining area with a south-easterly aspect overlooking the gardens. The property benefits from a sizeable driveway, separate garage, and neutral décor throughout. The kitchen is fully fitted with a door opening directly to the garden and the current dining room, originally the third bedroom could be reinstated as such if required.

Glynn Close is a peaceful private cul-de-sac perfectly positioned for access to Seagrove Bay and the beautiful coastal path, offering scenic walks and easy access to the seafront. The beaches at Priory Bay and Seagrove Bay are within comfortable walking distance, and the amenities of Seaview village, including its community store, restaurants and yacht club are close by. The property is also very well placed for travel to the mainland. Ryde Esplanade is approximately 10 minutes by car, offering fast and frequent crossings via both the Wightlink FastCat to Portsmouth Harbour and Hovertravel to Southsea. For vehicle travel, the Wightlink car ferry at Fishbourne is around 15 minutes away, providing regular sailings to Portsmouth. Ryde town centre offers a good range of shops, cafes, local services and onward connections, including trains to London Waterloo via Portsmouth Harbour. This convenient yet peaceful position makes 25 Glynn Close ideally suited for both permanent living and as a coastal retreat.

Accommodation

Entrance

Steps lead up to a storm porch with a composite UPVC front door and sidelight. The hallway provides loft access with high-level storage, an airing cupboard housing the water tank with immersion heater, and shelving for linen.

Bedroom One

A spacious double bedroom with a front-facing window and built-in wardrobes framing the headboard space.

Bedroom Two

A further good-sized bedroom with a front aspect.

W.C.

Tiled walls and flooring.

Bathroom

Fitted with a panelled bath with power shower over, pedestal wash basin, heated towel rail, corner illuminated mirror and tiled walls and floor.

Kitchen

A well-equipped kitchen offering a full range of shaker-style wall and base units. Appliances include a mid-level Hotpoint oven and grill, four-ring ceramic hob with extractor hood, and a composite sink with Brita filtered mixer tap. There is space and plumbing for a dishwasher and fridge-freezer. A side door provides direct access to the garden.

Sitting/Dining Room

A generous triple-aspect reception space with views across the gardens to the side and rear. UPVC sliding doors open to the terrace, a gas fire set within a sandstone fireplace with slate hearth provides a focal point. The dining area sits to one side and could be reinstated as a third bedroom if desired.

Outside

The property enjoys a sizeable corner plot within the cul-de-sac and offers excellent privacy. The front garden is laid to lawn with mature shrubs, pampas grass and wisteria climbing one side of the house. The attached garage has an up-and-over door, pitched roof offering useful overhead storage, and rear windows overlooking the garden. The south-easterly rear garden is generous and well maintained, featuring a patio terrace ideal for outdoor dining and entertaining, a variety of herbaceous shrubs, and a garden shed. A particularly appealing feature is the gate at the bottom of the garden providing direct access to a path leading onto Gully Road and towards Seagrove Bay and Priory Bay, approximately a seven-minute walk.

EPC Rating

D

Council Tax Band

D

Postcode

PO34 5JZ

Services

Mains electricity, water and drainage. Heating is provided by a gas boiler located in the kitchen, with radiators throughout and a gas fire in the sitting room.

Tenure

The property is offered Freehold

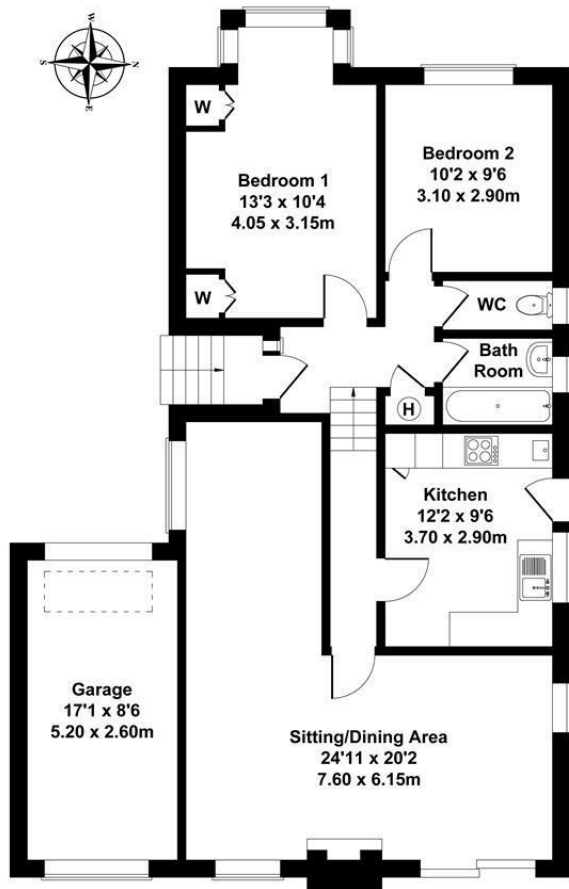
Viewings

All viewings will be strictly by prior arrangement with the sole selling agents Spence Willard.



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Approximate Gross Internal Area
1055 sq ft - 98 sq m



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY

All measurements walls, doors, windows, fittings and appliances, their sizes and locations, are approximate only. They cannot be regarded as being a representation by the seller, nor their agent.

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