

Newport, Isle of Wight



- **3 Bedroom detached home**
- **Driveway Parking**
- **Kitchen/Diner**
- **Quiet cul de sac position**
- **Private, sunny rear garden**



About the property

Perfect for the growing family! This modern detached property in Newport is the ideal choice for anyone looking for three bedrooms, modern living and convenience. The property sits in a quiet cul de sac with a sunny, private rear garden and parking to the front as well.

Walking distance of the Newport town centre, offering an array of shops, eateries and all your daily amenities. The property also sits close to the Seaclose Park, River Medina and plenty of walks and cycling opportunities including the former railway line cycle track and the Medina Walkway heading to Island Harbour.

The property occupies an enviable position, sat in a quiet cul de sac, the close is ideal for families. There is driveway parking to the front and side access leading onto the rear garden. The rear garden is a great space, it's well sized and benefits from both a large shed and decked area to relax.

Internally the property is modern, low maintenance and again well sized. The downstairs offers a kitchen/diner, lounge and downstairs WC. The first floor comes with three bedrooms complimented by a family bathroom and en-suite to the master.

Local Authority - Isle of Wight Council
Council Tax Band - D
Tenure - Freehold

Accommodation

GROUND FLOOR

Cloakroom W/C

Lounge 17'6 x 11'4

Kitchen/Diner 16'4 x 10'

FIRST FLOOR

Bedroom 1 14'9 x 9'10

En-suite Shower Room

Bedroom 2 10'2 x 9'5

Bedroom 3 11'5 x 7'3

Bathroom

OUTSIDE

Front Garden

Rear Garden

Off Road Parking

Useful Information

Here to help guide you through the buying process we have listed below some useful websites that provide relevant information regarding the property and location before making any decisions.

www.environment-agency.gov.uk
www.landregistry.gov.uk
www.gov.uk/green-deal-energy-saving-measures
www.homeoffice.gov.uk
www.ukradon.org
www.fensa.org.uk
www.nesltd.co.uk
<http://list.english-heritage.org.uk>

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Book a Viewing

There is no substitute to seeing the real thing!

To arrange a viewing contact one of our team on

01983 525710

triggiov.co.uk

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			85
(69-80) C		69	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			