

Totland Bay, Isle of Wight



- **4 Bedroom Modern Home**
- **Parking For Two Vehicles**
- **Chain Free**
- **Walking Distance of Shops and Beach**
- **Family Bathroom and En-suite**



About the property

Modern Four-Bedroom Townhouse in Sought-After Totland Bay, Isle of Wight – Chain Free

Set in the desirable coastal village of Totland Bay on the Isle of Wight, this stylish four-bedroom townhouse offers a superb opportunity for families or those seeking a modern home by the sea. Just moments from the High Street, well-regarded schools, and the scenic shores of Colwell Bay and Totland Bay, the property enjoys a prime location with convenience and lifestyle in mind.

This beautifully presented home features a contemporary layout across three floors. The ground floor comprises a recently fitted, modern kitchen and a well-proportioned lounge that opens directly onto a private, low-maintenance rear garden – perfect for entertaining or relaxing in the sun.

On the first floor are three comfortable bedrooms and a family bathroom, while the entire top floor is dedicated to a spacious master suite, complete with an en-suite shower room and generous storage.

Additional benefits include off-road parking for two vehicles, good built-in storage throughout, and the added advantage of being offered to the market chain free.

This property presents an ideal turnkey option for a young family or anyone looking to enjoy coastal living in a vibrant village community. Early viewing is highly recommended.

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

Accommodation

GROUND FLOOR

Entrance Hall
Kitchen 12'9 x 7'0
Cloakroom
Living Room 13'8 x 12'6

FIRST FLOOR

Landing
Bedroom 2 12'1 x 10'0
Family Bathroom
Bedroom 3 11'3 x 6'10
Bedroom 4 7'4 x 6'3

SECOND FLOOR

Landing
Bedroom 1 20'7 x 8'11
En-Suite Shower Room

OUTSIDE

Off Road Parking x 2
Rear Garden

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>

CONTACT US

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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			89
(69-80) C		77	
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			