

Shanklin, Isle of Wight



- **2 Bedroom Ground Floor Apartment**
- **Parking & Garage**
- **Highly sought After Area**
- **Easy Access to the Cliff Path**
- **Chain Free**



About the property

Chain-Free Ground-Floor Apartment with Garage – Moments from the Coastal Path

Step into easy coastal living with this bright and welcoming two-bedroom ground-floor apartment, perfectly placed in one of Shanklin's most sought-after spots. Just a stone's throw from the stunning Coastal Path linking Sandhill and Shanklin, and moments from lively cafés, shops, and restaurants, this home puts the very best of the Isle of Wight right on your doorstep.

Inside, the apartment boasts a wonderfully spacious lounge-diner—ideal for cosy nights in or hosting friends. The generous master bedroom and second double room offer plenty of flexibility, whether you need space for guests, a home office, or simply a relaxed retreat.

Practicality meets convenience with the added bonus of being offered chain-free, paired with your very own garage and parking facilities. These features make day-to-day living effortlessly smooth and add fantastic value to the property.

This apartment is an exciting opportunity for first-time buyers, down-sizers, or anyone seeking a low-maintenance home close to the sea. With its unbeatable location, generous layout, and excellent local amenities, it's the perfect place to enjoy the best of coastal life all year round.

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

Accommodation

GROUND FLOOR

Communal Entrance
Entrance Hall
Lounge/Diner 16'5 x 15'
Kitchen 13'4 x 8'5
Bathroom
Bedroom 17' x 9'8
Bedroom 10'9 x 9'9

OUTSIDE

Garage
Communal Grounds

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

triggio.co.uk

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		79
(55-68) D		
(39-54) E	48	
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		