

Newport, Isle of Wight



- **2 Double Bedrooms**
- **Allocated parking**
- **Well presented and spacious**
- **Modern and energy efficient**
- **Ideal first purchase**



About the property

A super-modern, well sized and conveniently placed apartment in the heart of Newport, this 2 bedroom property sits in St George's Gate development and offers allocated parking, plus space for visitors too.

Ideal for those looking for a low maintenance option, whether first time buyers, buy to let investors or simply wanting a space that is efficient to run and can be an easy lock up and leave. Its proximity to the shops of Newport High Street, public transport links, Asda Superstore also ensure that all your daily amenities are on the doorstep.

Entry is via a secure entry phone system and the communal areas have been well kept and managed. The property itself can be found on the first floor and as soon as you enter, you are welcomed by bright, light and airy accommodation. There are two double bedrooms complimented by a family bathroom, whilst the living space is open plan with a wonderful kitchen space.

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

Accommodation

GROUND FLOOR

Communal Entrance

Stairs to

FIRST FLOOR

Entrance Hall

Lounge/Kitchen 21'6 x 13'4

Bedroom 1 16' x 11'5

Bedroom 2 16' x 8'7

Bathroom

OUTSIDE

Access to Bike Store & Bin Store

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>

CONTACT US

Ground Floor
Trigg House
Monks Brook
St. Cross Business Park
Newport
Isle of Wight
PO30 5WB

Tel: 01983 525710
Email: sales@triggiov.co.uk

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	83	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		