

Newport, Isle of Wight



- **2 Bedroom Apartment**
- **Allocated Parking**
- **Stunning modern property**
- **Great first purchase or buy to let**
- **Chain free**



About the property

A beautiful modern apartment sat in the new development of St Georges Gate. This two bedroom home comes to the market in fabulous condition where by the next lucky owners will have very little to do except decide where to put the furniture. Offered Chain Free, it's also the easy choice for anyone looking to move in quickly without any hold ups.

Walking distance of the Asda Superstore, the cycle track and a nearby bus stop. The property also sits close to Schools, the Newport High Street and plenty of green spaces.

Entry is via a secure entry phone system through well maintained communal areas. The apartment itself is well sized, bright and airy with the current owner having looked after the property very well. The bedrooms are both double with a modern bathroom whilst the open plan living space offers a far reaching view within a sociable, open plan space.

Outside, the property benefits from an allocated parking and access to a locked bike store and bin store. The building remains under an NHBC warranty currently.

Council Tax Band B

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@triggio.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

triggio.co.uk

| Energy Efficiency Rating | | |
|---|---------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92-100) A | | |
| (81-91) B | 83 | 83 |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |