

Nettlestone, Seaview, Isle of Wight



- **Semi-detached family home**
- **2 Receptions and Conservatory**
- **Stunning countryside views**
- **Off road parking**
- **Popular village location**



About the property

You'll find this fine period Victorian home in Nettlestone on 'The Green', a beautiful village adjacent to the popular sailing waters of Seaview - striking the perfect balance between the coast and country.

A home that's just as impressive inside as it is out, this handsome bay fronted home offers deceptive accommodation throughout that's bright and light.

As you arrive at the home, there's off road parking for multiple vehicles along with a small front garden area.

Internally, there's space aplenty, with a 16ft lounge and a huge 19ft dining area which can be opened up into one large living accommodation when all your family and friends visit and does provide a unique but adaptable living space. Further to this there's a modern fitted kitchen and a 15ft conservatory which looks over the rear garden and out to the countryside.

The first floor comprises three double bedrooms with a master en-suite shower and a further master bathroom.

Externally, the frontage boasts parking and a garden area. A spacious decked area off the rear of the home provides adequate seating and entertaining area to enjoy whilst there's still is a sizeable rear garden for the family to enjoy.

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

Accommodation

GROUND FLOOR

Entrance Hall

Lounge 12'0 x 16'5

Dining room 18'9 x 12'9

Kitchen 14'5 x 6'9

Lean to 15'2 x 14'3

FIRST FLOOR

Landing

Bedroom 1 12'4 x 10'8 (into bay)

En-suite Shower Room

Bedroom 2 12'9 x 10'0

Bedroom 3 10'0 x 8'5

Bathroom

WC

OUTSIDE

Parking Area

Front Garden

Side Access

Rear Garden

Decked Area

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>			