

Newport Isle of Wight. PO30 5GJ.



- Mid Terrace House
- Two Bedrooms
- Parking
- Rear Garden
- Energy Efficient



## About the property

Newly available this 2 bedroom mid terraced house is situated in a popular residential cul-de-sac, close to the local amenities, schools and within five minutes drive of Newport town centre. The property offers a lounge to the front and a kitchen to the rear of the property with access to the rear garden, on the first floor you will find two bedrooms and family bathroom. The property also benefits from parking for one vehicle, gas central heating, double glazing.

## Accommodation

Ground floor -

Ent hall

Lounge: 14'6 x 10'0

Kitchen/diner: 13'3 x 8'0

1st floor -

Landing

Bed 1: 13'2 x 11'4

Bed 2: 11'2 x 6'8

Bathroom

## 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](http://www.environment-agency.gov.uk)

[www.landregistry.gov.uk](http://www.landregistry.gov.uk)

[www.gov.uk/green-deal-energy-saving-measures](http://www.gov.uk/green-deal-energy-saving-measures)

[www.homeoffice.gov.uk](http://www.homeoffice.gov.uk)

[www.ukradon.org](http://www.ukradon.org)

[www.fensa.org.uk](http://www.fensa.org.uk)

[www.nesltd.co.uk](http://www.nesltd.co.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**

**[triggio.co.uk](http://triggio.co.uk)**

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		<b>87</b>
(69-80) <b>C</b>	<b>71</b>	
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

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