

Shanklin, Isle of Wight



- **2 Bedroom Detached Bungalow**
- **Garage and Driveway**
- **Wrap around gardens**
- **Potential development opportunity**
- **Chain free**



About the property

Set in the coastal bay area town of Shanklin, this two bedroom detached bungalow offers plenty of space both inside and out. A corner plot, the property sits in a sought after location, walking distance of the coastal path and bustling High Street.

Offered to the market, Chain Free, this spacious two bedroom home is perfect for anyone looking to make their own mark. The property has previously had plans drawn up to put in for planning permission for 3 x three bedroom houses and 1 x two bedroom house. The seller has not approached the IWCC due to a change in circumstances, so any purchaser with this possibility in mind, would need to seek planning permission.

The property sits close to all of your daily amenity requirements from Supermarkets to cafes, bars and restaurants. The sandy beaches of Shanklin are well renowned and there is plenty of countryside to explore too.

The bungalow does require some modernisation, but is bright, light and airy providing large rooms including an L-shaped lounge/diner and two well sized double bedrooms. There is certainly plenty of potential here.

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

Accommodation

GROUND FLOOR

Entrance Hall

Lounge 16'2 x 10'7

Dining Area 9'1 x 8'6

Kitchen 10'3 x 9'0

Bedroom 1 12' 3 x 9'0

Bedroom 2 9'9 x 8'9

Shower Room

Conservatory 10'5 x 9'8

OUTSIDE

Driveway

Garage

Wrap Around Gardens

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		
(69-80) C		78
(55-68) D	60	
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		