



- 2 Bedroom Terraced Holiday Bungalow
- Private PARKING
- Wifi Available via Management
- No Onward Chain
- Coastal Position with Rural Backdrop
- 36 Week Occupancy
- Sun Deck's to Front & Rear
- Stylish Open Plan Living
- Beautifully Presented & Fully Furnished
- D/Glazing & Electric Heating

Redshank 3 Salterns Village Salterns Road, Seaview, Isle Of Wight, PO34 5AQ

**£159,950**

This attractive terraced holiday home is part of Salterns Village, an exclusive selection of holiday cottages and bungalows. It sits along the coastline at Seaview Village and is set against a rural backdrop of rolling fields and woodlands. This FREEHOLD property enjoys on site facilities, acres of grassed open spaces and 36 week occupancy. Salterns Village is nestled in grassed flat lands with Hersey Nature Reserve to one side and the Barnsley Trail to the other. The beach will be on your doorstep and the sea offers great opportunity for endless water pursuits and hobbies whilst for the serious sailors the nearest sailing club is just up the road in Seaview Village. The interior is beautifully presented and comes fully furnished so you can start enjoying the lifestyle benefits of owning your very own holiday home straight away. The single floor accommodation favours a stylish open plan living space seamlessly connecting to your own private sun decks to the front and rear. Designated parking spaces sit in front of your property and the communal car park has spaces for overspill if needed. Some people purchase these properties purely for investment or generate an income whilst using the property themselves for family holidays.



# Accommodation

## Private Entrance

### Open Plan Living Incorporating Kitchen

17'6" max x 14'2" max (5.33 max x 4.32 max)

### Bedroom 1

9'5" x 6'9" (2.87 x 2.06)

### Bedroom 2

9'8" x 7'0" (2.95 x 2.13)

### Shower Room

7'0" x 3'4" (2.13 x 1.02)

### Sun Decks to Front and Rear

The bungalow has a sun deck to both the front and the rear so you will always have somewhere to sit in the sun throughout the day.

### Parking

Spaces in designated bays to front of property. Further overspill spaces in car park.

### Freehold Tenure

A £700 per annum levy is charged to maintain the extensive grounds

### Annual Occupancy

Current occupancy 36 weeks from March to November.

### Communal Grounds

Extensive lawned grounds surround the holiday properties creating a lovely peaceful environment.

### Broadband Availability

Openreach wifi network supplied by the Salterns Village Management. Pay per use basis.

### Mobile Coverage

Best results when connected to wifi.

### Construction Type

Standard cavity wall construction



### Flood Risk

Low Risk of Flooding

### Nearby Facilities

Springvale Beach, Seagrove Bay & Priory Bay beaches. Seaview Sailing Club. Hersey Nature Reserve. Seaview Village centre. Various local bars and restaurants.

### Business Rates/Council Tax

This will depend on the use of the property i.e. holiday home or holiday let business.

### Services

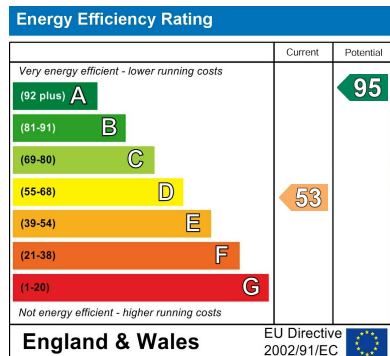
Unconfirmed electric, telephone, mains water and drainage.

### Agents Note:

Our particulars are designed to give a fair description of the property, but if there is any point of special importance to you we will be pleased to check the information for you. None of the appliances or services have been tested, should you require to have tests carried out, we will be happy to arrange this for you. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired in or not), gas fires or light fittings, or any other fixtures not expressly included, are part of the property offered for sale.



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given  
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**Viewing:**      Date .....      Time .....