



**Price**  
**£350,000**

**Freehold**

4x  2x  3x 

**Rowdown View, Upper  
Lane, Brighstone,  
Newport, Isle of Wight,  
PO30**

**OVER 60?**

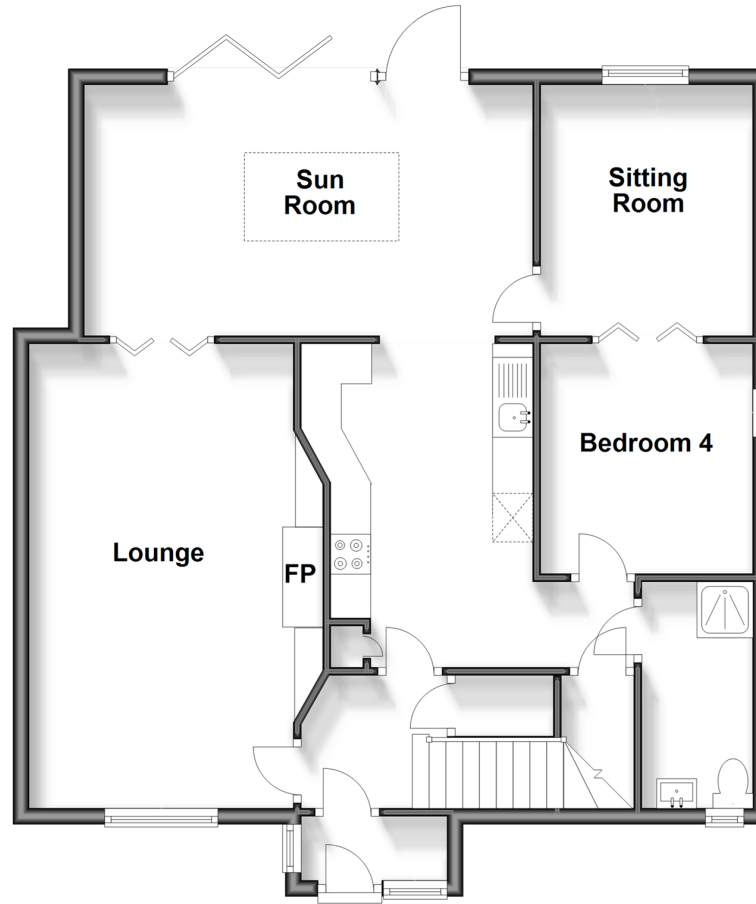
Secure this property  
for up to **59% less!**

**Pittis**   
Helping you move forwards

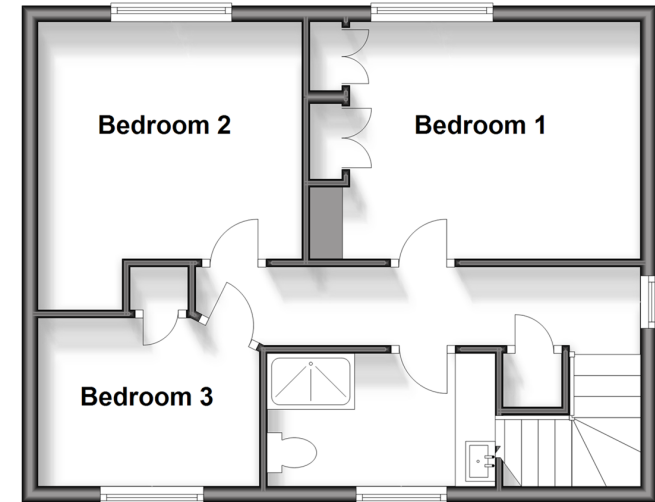
**Outbuilding**  
Approx. 5.9 sq. metres (64.0 sq. feet)



**Ground Floor**  
Approx. 81.3 sq. metres (875.0 sq. feet)



**First Floor**  
Approx. 43.8 sq. metres (471.4 sq. feet)



## Accommodation

### GROUND FLOOR

Entrance Hall

Lounge : 18'9 x 10'7 (5.72m x 3.23m)

Sun Room: 18'2 x 10'3 (5.54m x 3.13m)

Annex Lounge: 10'6 x 9'1 (3.20m x 2.77m)

Annex Bedroom: 9'8 x 9'1 (2.95m x 2.77m)

Shower Room: 8'1 x 4'5 (2.47m x 1.35m)

Kitchen : 13'0 x 8'6 (3.97m x 2.59m)

### FIRST FLOOR

Landing

Bedroom 1: 12'4 x 9'8 (3.76m x 2.95m)

Bathroom: 9'5 x 5'3 (2.87m x 1.60m)

Bedroom 2 : 11'6 x 10'8 (3.51m x 3.25m)

Bedroom 3: 9'1 x 7'0 (2.77m x 2.14m)

### OUTSIDE

Office: 9'6 x 6'5 (2.90m x 1.96m)

Rear Garden

Off Road Parking



## Main features

- Superb extended home overlooking a beautiful colourful garden.
- Generously versatile to allow you flexibility to live
- Beautiful walks to the village and surrounding areas
- Country and sea views from the first floor
- Off road parking for 3 cars



### Nearest Schools

Brighstone C of E Primary School  
Newport C of E Primary School  
Medina College  
Carisbrooke College  
Isle of Wight College



### Transport Information

Local bus routes nearby



### Address

Rowdown View, Upper Lane, Brighstone, Newport, Isle of Wight, PO30



### Directions

For directions to this property please contact us.



Call Freshwater Branch 01983 756222 ■ [pittis.co.uk](http://pittis.co.uk)



- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.

<b>EPC RATING</b>	<b>CURRENT:</b>	<b>POTENTIAL:</b>

60216657/20240912/LW/CG