



Colwell Road | | Totland Bay | PO39 0AE

Asking Price £170,000



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CHAIN FREE!

This well-presented two-bedroom first floor maisonette is set in a prime location in Totland Bay, within walking distance of the beautiful Colwell Bay, Freshwater village, local shops, and scenic countryside walks.

The spacious accommodation comprises a fitted kitchen, living room with rural views, two bedrooms, a study, shower room, and a bathroom.

Outside, the property benefits from its own private garden, as well as a private entrance and allocated parking for one vehicle. Additional features include gas central heating and double glazing throughout.

- CHAIN FREE!!
- 2 BEDROOMS
- PARKING
- TOP FLOOR MAISONETTE
- PRIVATE GARDEN
- WALKING DISTANCE TO COLWELL BEACH

Entrance Hall

Living Room
9'6" x 8'3" (2.90 x 2.51)

Kitchen
11'3" x 9'1" (3.43 x 2.77)
(3.42 x 2.78))

Bedroom 1
14'1" x 8'6" (4.29 x 2.59)

Study
9'6" x 3'11" (2.90 x 1.19)

Shower room

Bedroom 2
9'6" x 8'3" (2.90 x 2.51)

Bathroom



▼ 1st Floor



▼ 2nd Floor



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	59	63
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Council Tax Band B
EPC Rating D

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