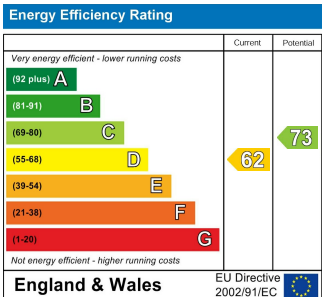
First Floor

Floorplans are not to scale and for guidance only



Mortgage Advice

We recommend Arthur Wheeler Financial Services Ltd for all your mortgage and protection needs. Arthur Wheeler Financial Services Ltd will support you through all of your mortgage and protection needs, giving you honest and high quality advice from start to finish. Arthur Wheeler Financial Services Ltd offer a wide range of mortgage options to meet your financial needs and circumstances.

Contact Emily Davies on 07875 713 816 / emily@arthurwheelerfs.co.uk

Arthur Wheeler Financial Services Ltd is an appointed representative of the On-line Partnership Limited which is authorised and regulated by the Financial Conduct Authority, 46 Regent Street, Shanklin, Isle of Wight, PO37 7AA

Your home maybe repossessed if you do not keep up payments on your mortgage.

These particulars are issued on the strict understanding that all negotiations are conducted via Arthur Wheeler Estate Agents. Although they are believed to be correct, their accuracy is not guaranteed nor do they form any part of a contract. Our description of appliances and/or services including central heating systems should not be taken as any guarantee that they are in working order and should be checked by a prospective purchasers. If there is anything of special importance, please contact the office and we will clarify this information.

LOVE WHERE YOU LIVE

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ISLE OF WIGHT
PO37 7AA

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WWW.ARTHUR-WHEELER.CO.UK

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PO37 6JJ

£129,950

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• CHAIN FREE • TWO BEDROOM FLAT • FIRST FLOOR • SITUATED TO THE REAR OF THE BUILDING • EASY ACCESS TO TOWN CENTRE AND OLD VILLAGE • UPVC DOUBLE GLAZING • ELECTRIC HEATING

A "hidden gem" first floor flat being located to the rear of the building and offering easy and convenient access to the town centre, shops and amenities. Nearby is the picturesque Old Village with it's selection of bars and restaurants. Also close by, is the Big Mead recreation area.
Benefits to the flat include the security entry system, electric heating and replacement uPVC double glazed windows.
We feel the property would equally lend itself for either permanent living or indeed as an investment. We would recommend an early viewing and it is offered to sale with no onward chain.

GROUND FLOOR
Communal front door (for Flats 1 & 2 only) with stairs to

FIRST FLOOR
Leading to

FLAT 2 FRONT DOOR
Entrance hall with electric cupboard, leading to open plan Lounge/Kitchen.

KITCHEN AREA
With built in electric hob, with oven under and extractor unit over. upright refrigerator and integrated washing machine.

BEDROOM ONE 9'7 max x 9'9 (2.92m max x 2.97m)

BEDROOM TWO 8'4 x 6'4 (2.54m x 1.93m)

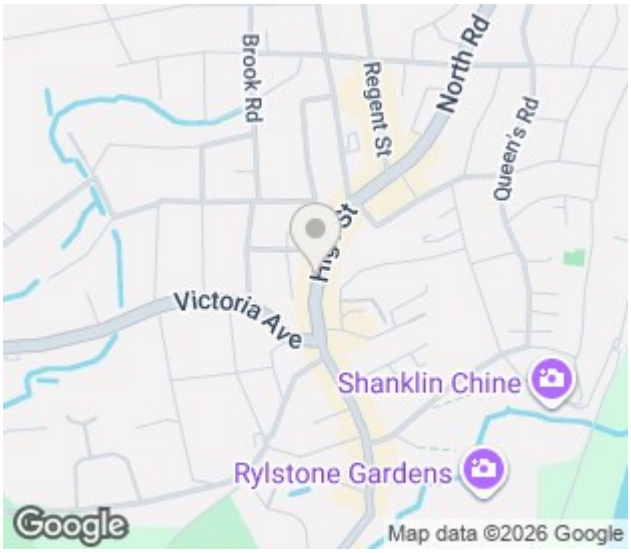
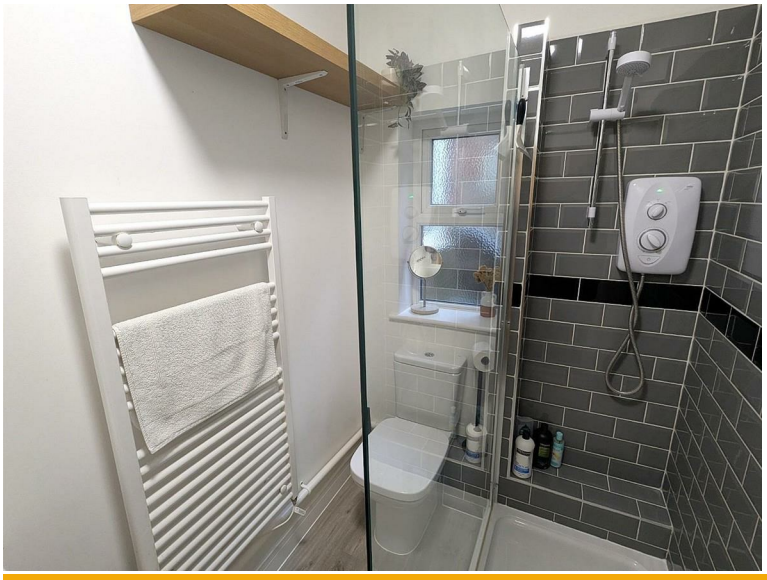
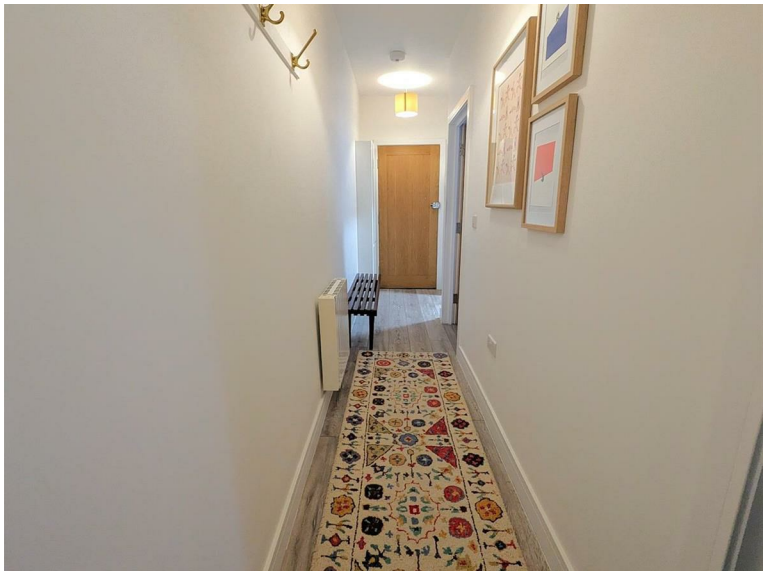
SHOWER ROOM
With walk-in shower, wash basin and WC. Heated towel rail.

NB. Although there is no Parking with the property, there is a long stay public car park within close vicinity on the corner of Orchardleigh road and St. Johns road and we understand permits are available from the Isle of Wight Council. Applicants should make their own enquiries with regard to cost.

SERVICES
Mains electricity, water and drainage.

TENURE
Leasehold. Details to follow.

COUNCIL TAX
Band A.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ESTATE AGENTS