



- Semi-Detached Cottage
- Shower Room & Separate WC
- Character Home

- 2 Bedrooms
- Close to Town Centre & Seafront
- Ideal Full-Time Home or Weekend Bolthole

- 2 Reception Rooms
- Access to Courtyard Area
- Viewings Welcome

17 North Street, Ventnor, Isle of Wight, PO38 1NJ

£185,000

This charming semi-detached cottage is located in the popular seaside town of Ventnor. The nearby town centre and the seafront with miles of coastal walks are both within easy walking distance. There is a playground in the same street, which is ideal for anyone with young children.

The accommodation comprises a lounge, shower room and separate WC on the ground floor, with the dining room and kitchen on the lower ground floor, and the 2 bedrooms on the first floor. Additionally, there is access to a small courtyard area at the rear of the property.

The convenient location with access to many local amenities, the charming interior and short walk to the seafront makes this an ideal home for anyone looking to enjoy life by the sea in one of the Island's most popular seaside towns. A viewing is recommended to fully appreciate everything this fantastic cottage has to offer!



Accommodation

Porch

Lounge

12'2 x 11'4 (3.71m x 3.45m)

Inner Hallway

Shower Room

8'11 x 5'8 (2.72m x 1.73m)

Separate W.C

Lower Ground Floor

Dining Room

11'11 x 11'9 (3.63m x 3.58m)

Kitchen

8'11 x 5'9 (2.72m x 1.75m)

First Floor Landing

Bedroom 1

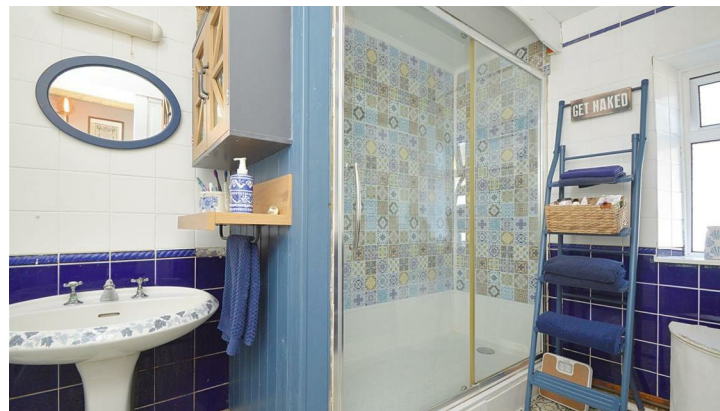
12'2 x 11'5 (3.71m x 3.48m)

Bedroom 2

12'1 x 9' (3.68m x 2.74m)

Outside

To the front of the property there is a small patio area, which is ideal for enjoying the sunshine. To the rear of the property there a courtyard area, which is useful for storage.



Services

Unconfirmed: gas, electric, telephone, mains water and drainage.

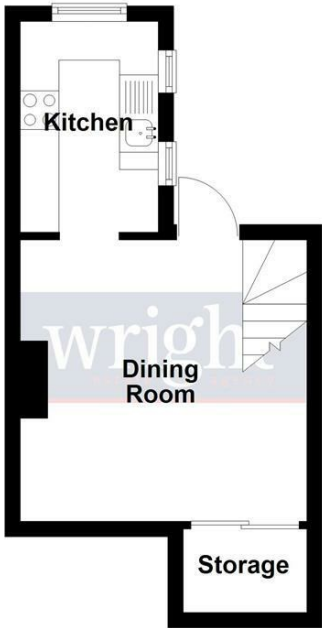
Council Tax

Council Tax Band B - Please contact The Isle of Wight Council on 01983 823901.

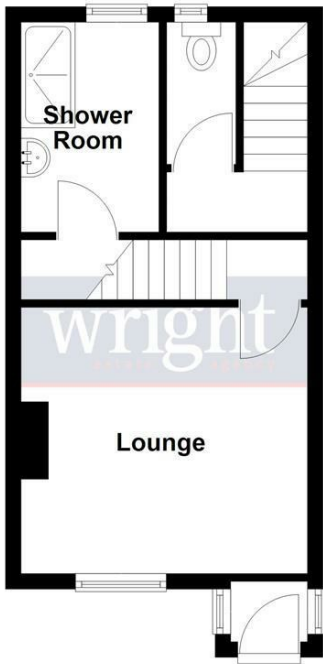
Agents Notes

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.

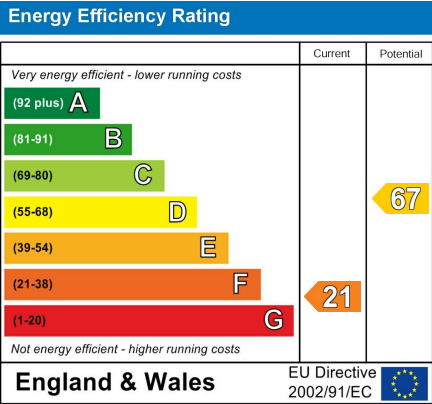
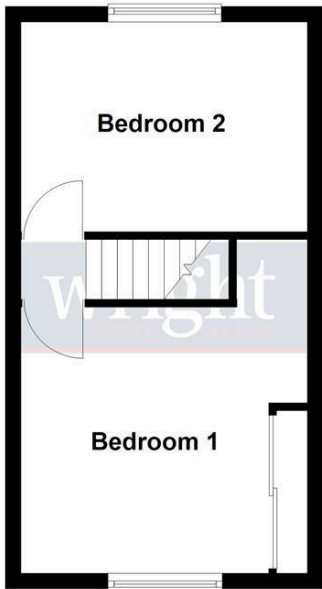
Lower Ground Floor



Ground Floor



First Floor



Referral Fees- With a view to offer a smooth and comprehensive service we may at times recommend various associated services and companies. These include financial advisors and surveyors. You, the consumer are never under any obligation to use any of these services if you have preferences elsewhere. For these services we may receive referral fees from the service provider. Should you take up any of our surveyor referrals we may receive a fee as follows; from Tomblesons Surveyor's £15 voucher, Daniells Harrison Surveyors £50, Connells Surveyors £100.



33 Regent Street, Shanklin, Isle of Wight, PO37 7AF



Phone: 01983 866822

Email: shanklin@wright-iw.co.uk



PROTECTED



Viewing: Date Time