

SPITFIRE HOUSE

34c Castle Close, Ventnor, Isle of Wight, PO38 1UD

TO LET

£1,750 Per Calendar Month

BCM Wilson Hill

Spitfire House

34c Castle Close, Ventnor, Isle of Wight, PO38 1UD

#ADJUSTED FULLY INCLUSIVE MONTHLY PAYMENT# SHORT-TERM TEMPORARY SERVICED ACCOMMODATION FOR WINTER 26/27. FULLY FURNISHED AND EQUIPPED modern stylish accommodation boasting SEA VIEWS. HEATING, £1,750pcm Licence fee PLUS £650pcm for services contribution to INCLUDE ELECTRICITY, WATER, RATES & BROADBAND making a total monthly licence fee of £2,400pcm.

THE PROPERTY
SHORT-TERM TEMPORARY SERVICED ACCOMMODATION FOR WINTER 26/27.

FULLY FURNISHED AND EQUIPPED

MONTHLY LICENCE FEE FOR THE ACCOMMODATION = £1750pcm
PLUS £650pcm utility & service contribution to INCLUDE ELECTRICITY, WATER, RATES & BROADBAND PLUS a MONTHLY BASIC CLEANING OF THE ACCOMMODATION & GARDEN MAINTENANCE.
TOTAL MONTHLY SUM PAYABLE FOR THE SERVICED ACCOMMODATION £2,400pcm..

Nestled in the charming locale of Castle Close, Ventnor, Spitfire House is a stunning detached property that perfectly embodies modern coastal living. Built in 2020, this elegant home spans 1,184 square feet and boasts three well-appointed bedrooms and a stylish bathroom, making it an ideal temporary retreat for families or those seeking temporary, luxurious and comfortable accommodation through necessity, such as having major remedial works carried out to their own home or on short term work secondment.

Designed with an 'upside-down' layout, the main living area is situated on the first floor, allowing for breath-taking views across the English Channel. The open-plan kitchen, living, and dining space is a true highlight, featuring high ceilings and solid oak flooring that exude quality and sophistication. Sliding doors lead to a delightful balcony that spans the full width of the south-facing front elevation , where one can bask in the sun while enjoying the picturesque coastal scenery. The kitchen is thoughtfully equipped, providing ample space for both dining and relaxation, complemented by a separate utility room and cloakroom for added convenience.

On the ground floor, the three bedrooms offer comfort and practicality, with the principal bedroom featuring a cleverly concealed ensuite shower room, affectionately dubbed the "Narnia room." A modern family bathroom serves the additional bedrooms, ensuring that all occupants are well accommodated.

Spitfire House is adorned with tasteful Isle of Wight festival artwork and subtle references to the iconic Spitfire aircraft, creating a unique character that resonates throughout the home. The property also benefits from parking at the front and an enchanting Mediterranean-inspired garden at the rear, complete with olive trees and date palms, thriving in Ventnor's sunny microclimate.

With its blend of modern elegance, thoughtful design, and a tranquil setting, Spitfire House is not just a property; it invites you to relax and enjoy the beauty of coastal living.

The location of Spitfire House is truly exceptional. It is situated within easy reach of Ventnor Botanic Garden, the historic Steephill Cove, and the vibrant town centre, all of which are just a short stroll away. The nearby beach invites you to enjoy the sun and sea, while the surrounding countryside offers ample opportunities for walking and exploration. Ventnor is celebrated for its sunny microclimate, dramatic coastline, and a rich array of independent shops, cafes, and restaurants, ensuring that you will never be short of things to do.

For those who enjoy outdoor activities, the property serves as an excellent base for golf enthusiasts, with several renowned golf clubs located nearby. Additionally, the old railway line provides a scenic walking route through historic woodlands, leading you towards the beach and the stunning Undercliff area.

In summary, Spitfire House offers a unique opportunity to experience contemporary coastal living in a setting rich with history and natural beauty.

Spitfire House is fully furnished and fully equipped and the licence fee payable is fully inclusive of all services, a basic clean of the interior of the accommodation and garden maintenance in every 31 days.

Services
Gas, Electricity, Water, Rates, Broadband & a monthly basic clean of the accommodation and garden maintenance is included within the TOTAL monthly payment of £2,550pcm for the occupancy of this serviced accommodation.

Licence fee £1,750pcm.
The monthly utility and service contribution of £650 is an allowance towards the provision of specified utilities and services during the licence period. The contribution is subject to the fair-usage and reconciliation provisions contained with the Licence to Occupy agreement.
The total monthly payment is £2,400pcm.

The temporary occupancy will be structured on a short-term licence to occupy and not under an Assured Periodic Tenancy or any other form of tenancy agreement. In order to maintain the licence status, access to the accommodation will be required within every 31 day period to complete garden maintenance and a basic clean of the serviced accommodation. The licence arrangement will grant permission to occupy the accommodation as temporary serviced accommodation and will in no way create any landlord and tenant relationship.

The occupier will have the right to occupy this temporary, serviced accommodation under the terms of the licence agreement only.

Prospective licensees will be required to complete the appropriate application and eligibility checks and enter into the Licence to Occupy agreement before the occupation commences.

EPC
Rating TBC











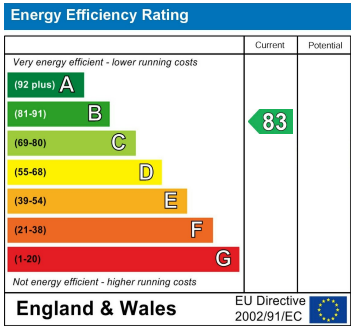












IMPORTANT NOTICE

BCM Wilson Hill for themselves and the Landlord give notice that:

1: These particulars have been prepared in good faith to give a fair overall view of the property, do not form any part of an offer or contract, and must not be relied upon as statements or representations of fact

2: Applicants must rely on their own enquiries by inspection or otherwise on all matters

3: The information in these particulars is given without responsibility on the part of BCM Wilson Hill or their clients. Neither BCM Wilson Hill nor their employees have any authority to make or give any representations or warranties in relation to this property

4: Any areas, measurements or distances referred to are given as a guide only and are not precise. Photographs are not necessarily comprehensive nor current; no assumption should be made that any contents shown are include in the let nor with regards to parts of the property which have not been photographed

5:Nothing in these particulars should be deemed to be a statement that the property is in good structural condition or that any services or equipment are in good working order- nor have BCM Wilson Hill tested them

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