

6 Eden Place Eden Road, Totland Bay, PO39 0HP

Asking Price £265,000

EPC Rating: C Council Tax Band: C

ELLIOTT
LINCOLN
ESTATE AGENTS & ASSOCIATES

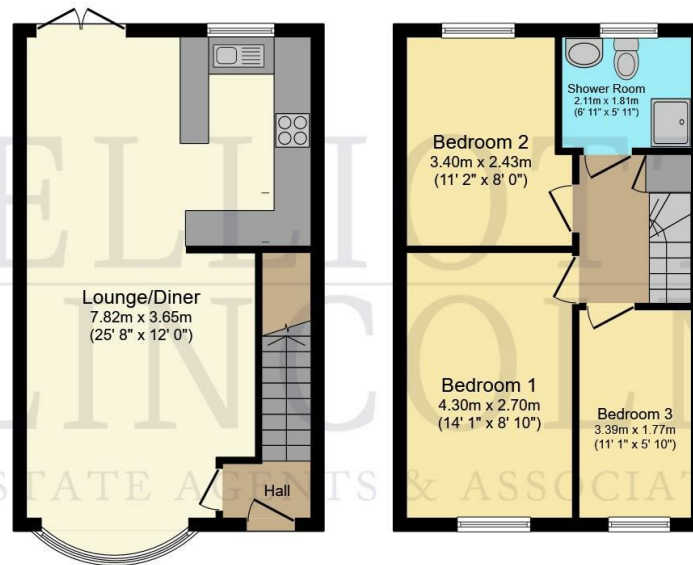
Reassuringly familiar, refreshingly new



Tucked away in a sought-after position in the ever-popular West Wight, this beautifully renovated home is a true gem, offering an enviable blend of peace, practicality and coastal charm.

Call or WhatsApp: 01983 642622
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www.elliottlincoln.co.uk

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Ground Floor

Floor area 37.3 sq.m. (401 sq.ft.)

First Floor

Floor area 36.2 sq.m. (390 sq.ft.)

Total floor area: 73.5 sq.m. (791 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C	75	80
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	