



Useful information

Here to help guide you through the buying process we have listed below some useful websites that provide relevant information regarding the property and location before making any decisions.

www.environment-agency.gov.uk www.landregistry.gov.uk www.gov.uk/green-deal-energy-saving-measures www.homeoffice.gov.uk www.ukradon.org www.fensa.org.uk www.nesltd.co.uk http://list.english-heritage.org.uk **CONTACT US**

Ground Floor, Trigg House Monks Brook St Cross Business Park Newport Isle Of Wight DU3U 2/1/6 Length of lease: 108 Years remaining Ground rent: £125 p/a Maintenance charge: 1/13th Service Charge Contribution



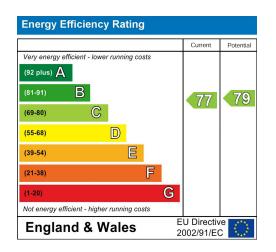


Book a viewing

There is no substitute to seeing the real thing! To arrange a viewing contact one of our team on

01983 525710

triggiow.co.uk



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5 Carpenters Quay Little London, Newport, Isle of Wight, PO30 5XT



- 3 Bedroom spacious apartment
- Riverside views
- Secure gated parking
- Convenient yet quiet location
- Chain free

£200,000 - Leasehold Share of Freehold





AGENT'S COMMENTS

Riverside views, chain free and ideally placed for convenience. This characterful building and historic location make for the ideal property for anyone looking for a quiet position yet walking distance of excellent amenities within Newport town Centre.

Off road parking is accessed via a secure, gated area which is for residents of the building. The apartment is then via a entry-phone system. A spacious apartment which occupies the top floor, giving a superb view of the River and its surrounding dock. Internally, the property comes with three bedrooms and a bathroom with separate shower to suit the family. There is a modern kitchen plus a large lounge/diner too.

Bright and light throughout with plenty of character too, this apartment would make for an excellent home for someone wishing to make the most of low-maintenance living in a unique location.

Not only will you find the High Street a mere meander away but also the property sits on a cycle track too, linking the island by pedal power. There is the vast Seaclose Recreation ground, Arboretum and much maritime history right on your doorstep.

Council Tax Band C







Accommodation	
GROUND FLOOR	Bedroc
Stairs to	Bedroo
SECOND FLOOR	Bedroo
Entrance Hall	Bathro
Lounge/Diner 14'5 x 14'1	OUTSIE

Kitchen 11'8 x 7'9



oom 1 12'0 x 11'6 built in wardrobes

oom 2 14'1 x 9'5

oom 3 11'6 x 6'8

room

SIDE

Off road parking via a secure, gated area