

Winford, Sandown, Isle of Wight



- **Ground Floor Apartment**
- **Chain Free**
- **2 Bedroom**
- **Recently Redecorated**
- **Parking**



About the property

Situated in the charming village of Winford, just a short drive from the popular seaside town of Sandown, this delightful two-bedroom ground floor apartment offers an excellent blend of comfort and convenience. Its location provides a peaceful residential setting while still being close to local amenities, transport links, and coastal attractions.

The apartment features two well-proportioned bedrooms, a bright and spacious living area, a modern kitchen with new boiler being fitted in September 2023, and a clean, functional bathroom. Being on the ground floor makes it an ideal choice for those seeking easy access and single-level living.

Additional benefits include allocated parking, offering hassle-free convenience, and access to well-maintained communal gardens, perfect for enjoying the outdoors without the upkeep. The property is part of a quiet and well-kept development, ideal for both owner-occupiers and investors.

Whether you're a first-time buyer, looking to downsize, or seeking a low-maintenance holiday home or rental opportunity, this property represents fantastic value in a sought-after location. Early viewing is highly recommended.

Local Authority - Isle of Wight Council
Council Tax - Band A
Tenure - A

Accommodation

GROUND FLOOR

Entrance Hall

Lounge/Diner 14'11 x 9'10

Kitchen 7'11 x 6'9

Bedroom 1 11'1 x 10'1

Bedroom 2 10'5 x 6'10

Bathroom 6'3 x 4'11

OUTSIDE

Communal Gardens Surround the Property

Rotary Clothes Drying Lines

Bin Storage Area

Allocated Parking

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>

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Book a Viewing

There is no substitute to seeing the real thing!

To arrange a viewing contact one of our team on

01983 525710

triggio.co.uk

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

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