

2 Chine Hollow, Shanklin, PO37 6RF

Guide Price £625,000

EPC Rating: Council Tax Band:

ELLIOTT
LINCOLN
ESTATE AGENTS & ASSOCIATES

Reassuringly familiar, refreshingly new



A rare and exciting development opportunity in one of Shanklin's most desirable settings, just moments from the celebrated Rylstone Gardens and the picturesque Shanklin Chine.

**ELLIOTT
LINCOLN**
ESTATE AGENTS & ASSOCIATES

Reassuringly familiar, refreshingly new

Office 4, Baring Chambers Denmark Road
Cowes
Isle of Wight
PO31 7SY
01983 642622
office@elliottlincoln.co.uk
www.elliottlincoln.co.uk

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