

1, The Bay House 8 Chine Avenue, Shanklin, PO37 6AG

Asking Price £350,000

EPC Rating: B Council Tax Band: Exempt

ELLIOTT
LINCOLN
ESTATE AGENTS & ASSOCIATES

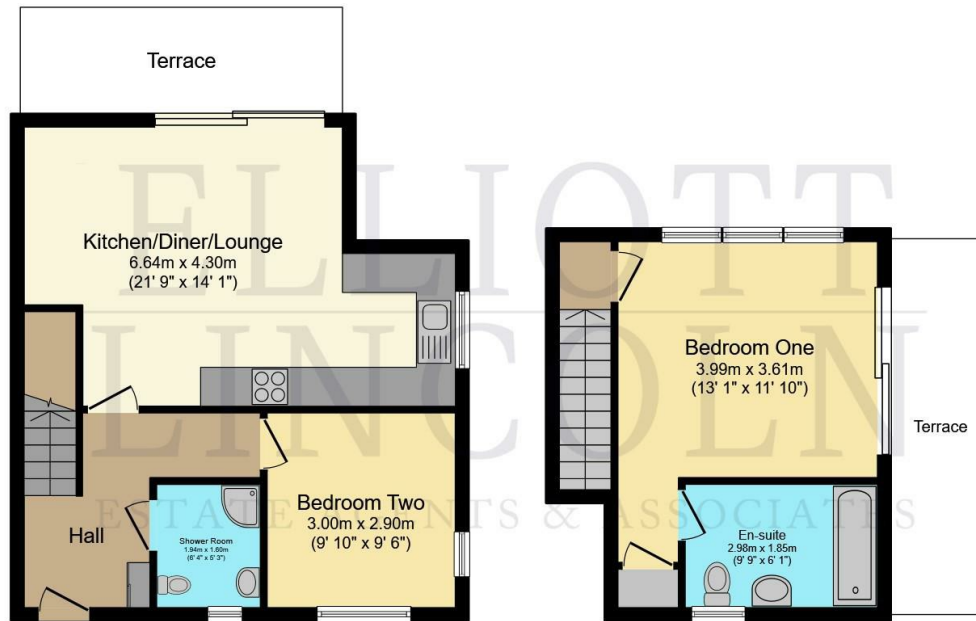
Reassuringly familiar, refreshingly new



A beautifully light and well-positioned coastal home, this attractive property enjoys sea views, a generous balconies and stylish open-plan living, all just moments from Shanklin Chine, the beach and the charm of the Old Village. With bright, flexible accommodation, private entrance and parking in a wonderful seaside setting, this is an ideal Island retreat or holiday home close to some of Shanklin's most loved surroundings.

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

1 The Bay House, 8 Chine Avenue, PO37 6AG



First Floor
Floor area 45.8 sq.m. (492 sq.ft.)

Second Floor
Floor area 26.0 sq.m. (280 sq.ft.)

Total floor area: 71.8 sq.m. (772 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		81	81
(69-80) C			
(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	