eastcowes@wright-iw.co.uk

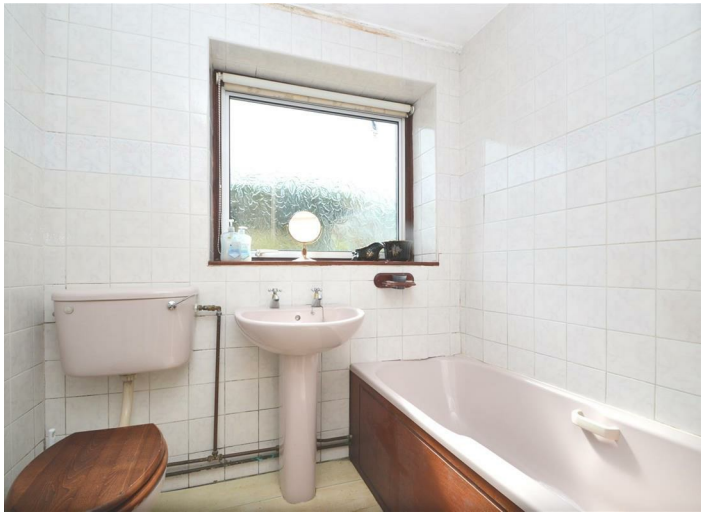
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Offers In Excess Of £310,000

1 Great Park Cottages, Betty Haunt Lane, Newport, Isle of Wight, PO30 4HR





















Welcome to Betty Haunt Lane, Newport - a charming semi-detached house nestled in a sought-after rural setting. This delightful property boasts one reception rooms, three cosy bedrooms, and a well-appointed bathroom, making it an ideal family home.

One of the standout features of this property is the picturesque countryside views that can be enjoyed from both the front and rear of the house. Imagine waking up to the serene beauty of the countryside every morning and unwinding in the evening with a stunning sunset as your backdrop.

The property also offers a good-sized garden, perfect for children to play in or for hosting summer barbecues with friends and family. With off-road parking available for several cars, you'll never have to worry about finding a space for your vehicles again.

Whether you're looking to escape the hustle and bustle of city life or simply want to enjoy the tranquillity of the countryside, this property on Betty Haunt Lane is sure to tick all the boxes. Don't miss out on the opportunity to make this charming house your new home.

The cottage is a 10 minute drive from the bustling town centre of Newport which offers a wide range of shops and supermarkets, a cinema, restaurants and cafes, and the Southern Vectis bus station providing a network of public transport across the Island. The historic village of Carisbrooke with its famous castle, village amenities including a convenience store, health centre and pharmacy, restaurants and schools for all ages. There are rural footpaths, bridleways and trails within easy reach, providing picturesque walks.

Hallway	
Lounge	12'0" x 11'5"
Kitchen	10'0" x 8'11"
Conservatory	13'3" x 13'10"
Inner Hall	4'0" x 3'3"
Bathroom	6'5" x 5'4"
Bedroom 1	11'6" x 10'2"
Bedroom 2	9'1" x 8'5"
Bedroom 3	9'2" x 8'4"

Outside
One of the standout features of this property is its large garden, providing an ideal outdoor space for children to play, for gardening enthusiasts to indulge their passion, or for hosting gatherings with friends and family. This garden has it all. The garden comprises seating areas, mature trees and shrubs, storage sheds and good size lawn area.

Council Tax
Band C

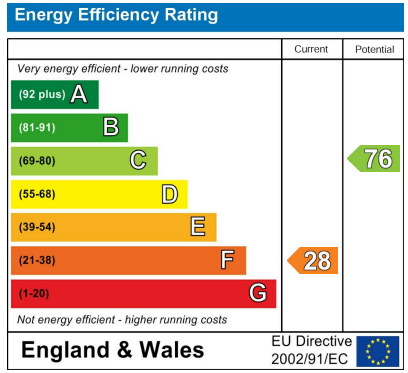
Services
Unconfirmed gas, electric, telephone, mains water and drainage.

Agents Notes
Our particulars are designed to give a fair description of the property, but if there is any point of special importance to you we will be pleased to check the information for you. None of the appliances or services have been tested, should you require to have tests carried out, we will be happy to arrange this for you. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired in or not), gas fires or light fitments, or any other fixtures not expressly included, are part of the property offered for sale.



TOTAL FLOOR AREA : 738 sq.ft. (68.5 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Referral Fees- With a view to offer a smooth and comprehensive service we may at times recommend various associated services and companies. These include financial advisors and surveyors. You, the consumer are never under any obligation to use any of these services if you have preferences elsewhere. For these services we may receive referral fees from the service provider. Should you take up any of our surveyor referrals we may receive a fee as follows; from Tomblesons Surveyor's £15 voucher, Daniells Harrison Surveyors £50, Connells Surveyors £100.

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