



# FOR SALE

## DOUBLE YOUR OPPORTUNITY, APPROX 1303 SQM!!

Here's your chance to maximise your potential opportunities. STCA your options are limitless. Currently standing on one half of the block( approx. 606sqm) is this cottage style residence comprising of three bedrooms, kitchen/dining and lounge room with split system heating and cooling with upgraded bathroom and bonus sun room/sitting room with front decking. Extra bonus a large double garage and shed/workshop provides plenty of storage potential. This property can be rented out while you build your dream home or live in or demolish and re-build, not to mention potential holiday rental income. Whichever way you decide to take advantage of this fantastic double block of land you're sure to enjoy the serenity of this quiet location approximately 5 minutes' drive to Cowes central in one direction or Smiths Beach in the other. Walking distance to the very sought after Newhaven College, with tourist attractions and Restaurants and Bars within easy reach. With a multitude of different ways you can capitalise on this investment you can't go wrong. Priced to sell, call today to inspect!

3 BED | 1 BATH | 2 CAR

PRICE:  
\$450,000 - \$495,000

OPEN FOR INSPECTION:  
N/A



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