



Nightingale Cottage  
Chale Street | Chale | Isle of Wight | PO38 2HF



# Seller Insight

“The parish of Chale stretches along the south coast of the island and inland along a sheltered central valley to Chale Green. It is classified as an Area of Outstanding Natural Beauty (AONB), heritage coast, and Site of Special Scientific Interest. The long boundary with the sea offers stunning views to the Needles, Tennyson Downs and beyond, and the unspoilt wildness is widely considered a gem of the Isle of Wight landscape. The coastal area is also rich with fossils, including large dinosaur remains, making it a fascinating destination for both nature lovers and amateur paleontologists. What better way to enjoy this breathtaking landscape than along one of the many footpaths that abound in this area.

This wonderful property is within easy distance of the renowned White Mouse Inn, which was once a favourite amongst both Royalty and smugglers alike, and now offers unrivalled views with great food and drink. A short drive will take you to the village of Niton, where you'll find great pubs, cafés and two convenience stores – one of which has a post office, as well as a GP surgery and pharmacy, plus a highly sought after primary school and nursery.”\*

\* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.









# Step inside

## Nightingale Cottage

Tucked away in the heart of the Isle of Wight's most picturesque countryside, this enchanting Grade 2 listed cottage offers a rare opportunity to own a piece of rural English charm. Surrounded by rolling hills and just moments from the island's unspoiled South West coastline, this quintessential thatched home is as inviting on the inside as it is idyllic on the outside.

Positioned within walking distance of the famed Military Road, the property enjoys easy access to a wealth of coastal paths, hidden bays, and breathtaking natural scenery. Whether you're seeking a peaceful stroll along the clifftops or a brisk walk down to the shore, the outdoors here is truly second to none. Adding to the appeal, the much-loved Wight Mouse Inn and the charming village of Niton—offering essential local amenities—are close by, while the island's main town of Newport is just a short drive away.

Built in the 1700's and set within beautiful mature gardens, this delightful home is perfect for garden lovers. The current owner has lovingly nurtured a variety of plants that provide year-round interest and colour, creating a truly magical setting. There is also ample parking for three vehicles, with scope to adapt the existing area for further space if required.

Inside, the cottage exudes warmth, character, and timeless appeal. From the moment you step through the door, the property envelops you in a sense of comfort and nostalgia. Exposed beams, traditional materials, and charming period touches are complemented by well-considered updates, making the home both cosy and functional.

At the heart of the home is a generous open-plan kitchen and dining space, ideal for everyday living or entertaining friends and family. The space flows effortlessly into a bright conservatory, offering tranquil views over the garden and bringing the outside in throughout the seasons.

The sitting room is a true highlight for lovers of historic homes. With its striking inglenook fireplace—complete with the original bread oven—this inviting room is perfect for quiet evenings by the fire, a good book in hand, and the comfort of a warm hearth.

Upstairs, the charm continues with two beautifully presented bedrooms, both offering wonderful views and retaining their original character. A well-appointed family bathroom completes the accommodation, providing everything needed for modern rural living.

Whether you're dreaming of a weekend retreat, a lifestyle change, or simply a home that soothes the soul, this wonderful thatched cottage delivers a unique opportunity to live surrounded by beauty, tradition, and nature. It's more than just a home—it's a sanctuary, a storybook cottage come to life, and a gateway to one of the most serene corners of the Isle of Wight.









**Travel Information**

13.8 miles - East Cowes to Southampton Ferry Terminal  
12.3 miles - Fishbourne to Portsmouth Ferry Terminal  
14.5 miles - Yarmouth to Lymington Ferry Terminal

Southern Vectis Buses routes provide regular services through the area, connecting you to all the areas of the island. For ticket prices visit [www.islandbuses.info](http://www.islandbuses.info)

**Leisure Clubs & Facilities**

|                                      |            |
|--------------------------------------|------------|
| Ventnor Golf Club, Ventnor           | 7 miles    |
| 1Leisure Medina, Newport             | 9.5 miles  |
| Ventnor Tennis Club, Ventnor         | 7.2 miles  |
| West Wight Sports Centre, Freshwater | 12.3 miles |

**Healthcare**

|                                     |              |
|-------------------------------------|--------------|
| Doctors Surgeries                   |              |
| South Wight Medical Practice, Niton | 01983 730257 |
| Ventnor Medical Centre, Ventnor     | 01983 852787 |
| Grove House Surgery, Ventnor        | 01983 852427 |

|   |                           |
|---|---------------------------|
| General Hospitals                           |                           |
| St Mary's Hospital, Parkhurst Road, Newport | 9.2 miles<br>01983 822099 |

**Education**

|   |              |
|---|--------------|
| Primary Schools   |              |
| St Francis Catholic and C of E Primary Academy, Ventnor | 01983 857449 |
| Godshill County Primary School, Godshill                | 01983 840246 |
| Niton Primary School, Niton                             | 01983 730209 |
| Wroxall Primary School, Wroxall                         | 01983 852290 |

|  |              |
|--|--------------|
| Secondary Schools/Colleges:                |              |
| The Island Free School, Ventnor            | 01983 857641 |
| Carisbrooke College, Newport               | 01983 524651 |
| Christ the King Upper College, Newport     | 01983 53707  |
| The Bay School, Sandown                    | 01983 403284 |
| Island Innovations V1 Form Campus, Newport | 01983 522886 |
| Isle of Wight College, Newport             | 01983 526631 |

|                                    |              |
|------------------------------------|--------------|
| Learning Assisted Schools:         |              |
| Medina House, Newport              | 01983 522917 |
| St Catherines, Grove Road, Ventnor | 01983 852722 |

**Entertainment**

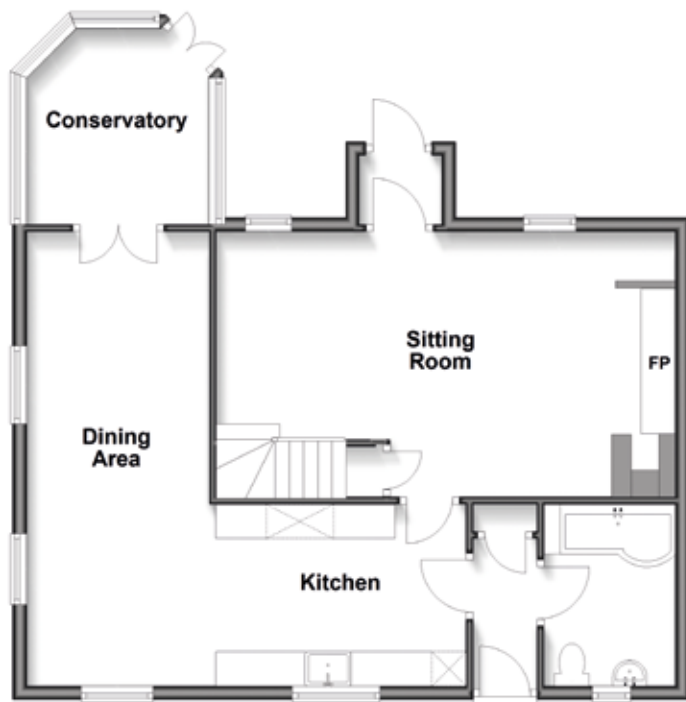
The Buddle Inn, Niton  
White Horse, Whitwell  
White Lion, Niton  
Wight Mouse Inn, Chale  
The Crown Inn, Shorwell  
The Taverners, Godshill  
The Hambrough, Ventnor  
The Royal Hotel Ventnor  
The Met, Esplanade, Ventnor  
The Spyglass Inn, Esplanade, Ventnor

**Local Attractions / Landmarks**

St Catherine's Lighthouse, Niton  
Carisbrooke Castle, Newport  
Osborne House, East Cowes  
Model Village, Godshill  
Isle of Wight Donkey Sanctuary, Wroxall  
Amazon World Zoo Park, nr Arreton  
Appuldurcombe House, Wroxall  
Ventnor Botanical Gardens, Ventnor  
Blackgang Chine Theme Park, Chale  
Alum Bay Theme Park  
Wildheart Animal Sanctuary, Sandown  
The 'Old Village', Shanklin

## Ground Floor

Approx. 71.3 sq. metres (767.4 sq. feet)



## GROUND FLOOR

|                  |             |
|------------------|-------------|
| Entrance Hallway |             |
| Bathroom         | 8'8 x 6'3   |
| Kitchen          | 13'2 x 8'7  |
| Dining Area      | 22'10 x 8'8 |
| Conservatory     | 9'8 x 8'7   |
| Sitting Room     | 19' x 12'   |
| Porch            |             |

## FIRST FLOOR

|           |             |
|-----------|-------------|
| Landing   |             |
| Bedroom 1 | 13'1 x 12'5 |
| Bedroom 2 | 9'4 x 8'10  |

## OUTSIDE

Front Garden  
Driveway  
Rear Garden

## First Floor

Approx. 25.9 sq. metres (279.3 sq. feet)



EPC Pending  
Council Tax Band: D  
Tenure: Freehold

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