

**10 Ward Avenue Cowes, PO31 8AY**

**£660,000**



This spacious three bedroom detached chalet bungalow is located on popular Ward Avenue in Cowes, within walking distance to Cowes town centre, beach & ferry links to Southampton. The Ground floor of the property consists of a spacious kitchen, living room, double bedroom, family bathroom and conservatory. The first floor consists two double bedrooms, a shower room and storage space. Outside offers a good-sized garden including an ornamental pond and greenhouses and direct access to the lovely Northwood Park, one of Cowes' attractions. Other benefits of the property includes potential for further expansion subject to normal approvals being required, ample driveway, garage with electric doors, gas central heating & double glazing. This is the perfect upward and onward!

**CHAIN FREE!!**

**THREE DOUBLE BEDROOMS**

**DRIVEWAY & GARAGE**

**DETACHED CHALET BUNGALOW**

**CONSERVATORY**

**GAS CENTRAL HEATING & DOUBLE GLAZING**

ROOMS

Entrance Hall

Radiator. Parquet flooring. Built in understairs storage cupboard. Built in hanging and storage cupboards.

Living room 27' 3" x ' ' (8.31m x m)

Carpet flooring. Feature fireplace to side aspect. Double glazed bay window. Double glazed doors to conservatory. Radiator.

Kitchen/Diner 13' 7" x 17' 9" (4.14m x 5.41m)

Tiled flooring. Fitted-kitchen with matching wall base units. Electric hob and oven. Sink drainer, integrated dishwasher and fridge. Double glazed window to rear aspect. Radiator.

Conservatory 13' 6" x 30' 0" (4.11m x 9.14m)

Tiled flooring. Double glazed windows and french doors leading out to the garden. Radiator.

Bathroom 12' 6" x 9' 11" (3.81m x 3.02m)

Laminate flooring. Fitted-bath, walk-in cubicle shower, sink & WC. Radiator.

First Floor landing

Bedroom 1 13' 8" x 13' 10" (4.17m x 4.22m)

Carpet flooring. Double glazed window looking out onto Northwood Park. Access to loft & boiler. Radiator.

Bedroom 2 11' 7" x 9' 0" (3.53m x 2.74m)

Carpet flooring. Double glazed window to front aspect. Radiator.

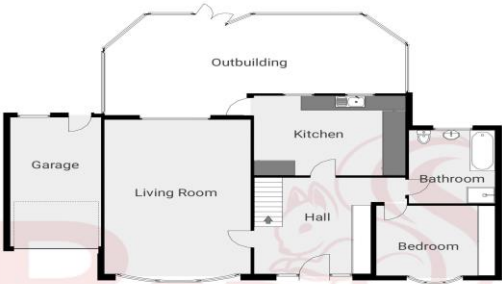
Project 43

10 Ward Avenue  
TOTAL AREA: 280.17 m² · LIVING AREA: 212.16 m² · FLOORS: 2 · ROOMS: 12



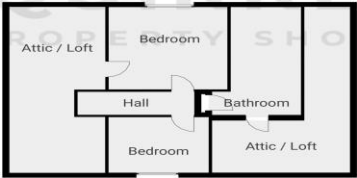
▼ Ground Floor

TOTAL AREA: 181.29 m² · LIVING AREA: 113.27 m² · ROOMS: 6



▼ 1st Floor

TOTAL AREA: 98.89 m² · LIVING AREA: 98.89 m² · ROOMS: 6



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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		79
(55-68) <b>D</b>	64	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

