



# Parklands Avenue

## Cowes

£350,000



Lancasters

A beautifully appointed semi-detached family property located in a desirable street, within Cowes. Bright and spacious throughout the property has 2 receptions (open plan), 3 well proportioned bedrooms and 2 Bathrooms. Externally there is a single garage large drive and sunny aspect rear garden - complete with a home office/garden room.





## 3 Bedroom Semi Detached House

### Entrance

Storm porch with french style doors - covers the front door, which opens into a welcoming bright hall and stairs to the first floor.

### Sitting/Dining/Kitchen 28' 5" x 17' 5" (8.66m x 5.3m) L-Shape Max

This modern open plan living has been created by the current owners - and provides plenty of natural light and space throughout the ground floor. Separation is defined by furniture and clear space for both dining and receptions. A large bay window to the front and French style doors onto the rear garden. The kitchen area is arranged with a series of floor and wall mounted storage units in a muted green with butcher block counter tops and inset butler sink. Integrated fridge and freezer, dishwasher, gas hob and cooker also feature. In addition there is a large under stairs cupboard.

### Utility Area

A well organised family space. Large cupboard housing stacked washing machine and tumble dryer - bright lobby and access to the rear of the garage internally. Additional door onto the garden.

### Shower Room

Modern shower cubicle, w/c and basin - ideal second bathroom for a busy family.

### First Floor

Side aspect hall window - loft access.

### Bedroom 1 12' 6" x 9' 10" (3.8m x 3.0m)

A large front aspect bedroom with bay window. Fitted double wardrobes.

### Bedroom 2 11' 9" x 10' 6" (3.58m x 3.2m)

A rear aspect double bedroom - overlooking the garden.

### Bedroom 3 7' 7" x 5' 11" (2.3m x 1.8m)

A front aspect single bedroom or home office.

### Bathroom

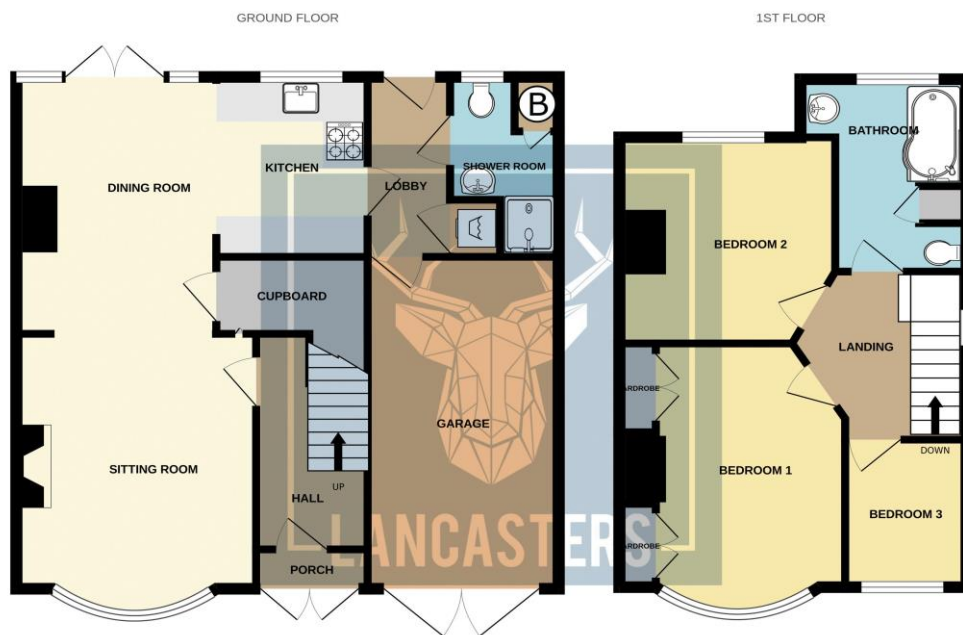
Family bathroom with large built in storage cupboard. P-shape bath with screen and shower over, w/c and basin.

### Outside

The property to the front has a block paved drive with space for several vehicles and access to an attached single garage. At the rear is a large garden with lawn, patio and secure fencing on all sides. There is also a timber chalet - for which the current owners use as an office (4.7m x 2.7m) complete with power.

### Garage 17' 1" x 9' 2" (5.2m x 2.8m)

An attached single garage with barn doors to the front and pedestrian door to the rear and utility area. Complete with power and lighting.



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 is given as to their operability or efficiency can be given. Made with Metropix ©2025

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