



Queens Road

Cowes

£300,000



Lancasters

CHAIN FREE - A second floor converted 2 bedroom apartment offering stunning Solent views and the chance to take a fabulous sunset walk to Gurnard. Off street parking, double glazed and gas centrally heated. A flat walk to Cowes esplanade and the the high speed link to Southampton.



2 Bedroom Upper Floor Apartment

Entrance

At the side of the building is a communal front door for the upper 2 apartments.. Stairs up to your front door.

Hall

From front opens to a hall with large storage cupboard and accommodation off.

Lounge/Diner/Kitchen 13' 5" x 13' 1" (4.1m x 3.99m)

A large front aspect multi function reception with a wonderful 180 degree view of the Solent. L-Shape arranged kitchen area with plenty of storage units. Integrated fridge, cooker and hob. lots of space for both dining and reception furniture. Gas boiler.

Bedroom 1 13' 5" x 13' 1" (4.1m x 3.99m)

A large rear aspect double bedroom. Original fire place feature.

Bedroom 2 17' 0" x 6' 11" (5.17m x 2.1m)

A large bright double bedroom with Velux style windows.

Bathroom

A well appointed family bathroom, with panelled bath, vanity basin and w/c - also a separate shower cubicle.

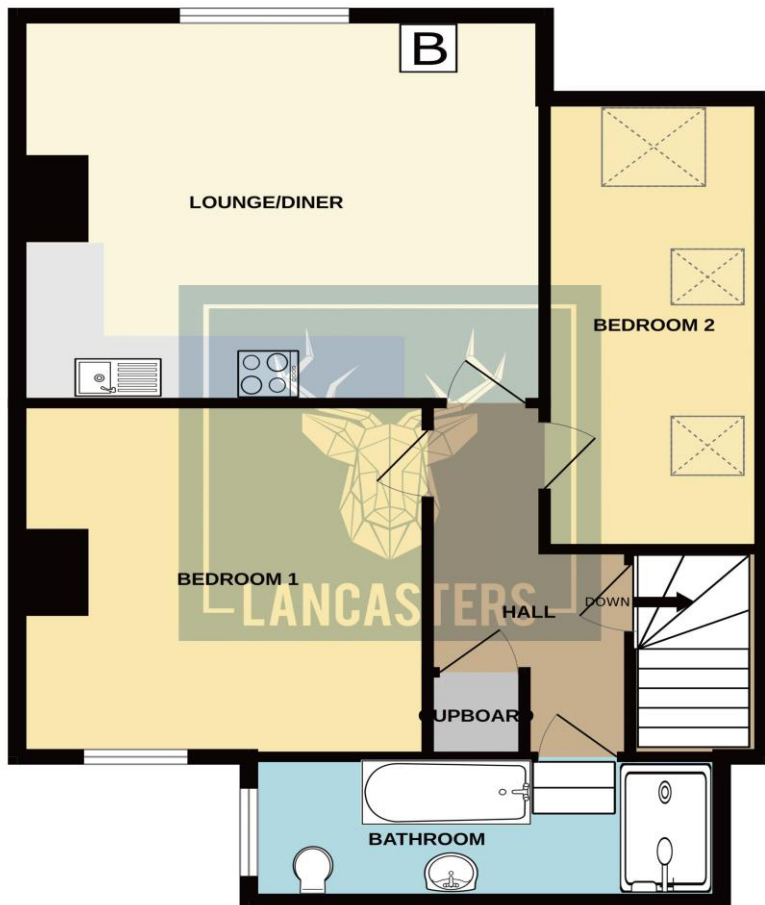
Outside

The property has the benefit of a single parking space.

Tenure

We are advised that the apartment is Freehold. Service and maintenance is on an 'as and when' basis which is split 3 ways. Current insurance contribution is £394:90

2ND FLOOR
709 sq.ft. (65.9 sq.m.) approx.



TOTAL FLOOR AREA : 709 sq.ft. (65.9 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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Tenure: Freehold

Council: B

EPC: C



These sales particulars do not form part of any contract. The agent has not undertaken any form of survey on the property and has not checked any services. If you decide to purchase this, or any other property, we advise you undertake your own enquiries via your separately appointed solicitor and surveyor.