10 West Hill Road, Cowes, PO31 7SF

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McCarthy & BOOKER

10 West Hill Road, Cowes, PO31 7SF
Guide Price

Substantial Victorian home ~ CHAIN FREE ~ Six bedrooms ~ Three storeys ~ Close to Cowes town and marinas

A substantial and elegant 3 storey period property

Located within a very short walk to Cowes High Street and marinas, this very well presented home with versatile accommodation has six bedrooms, a large sitting room/dining area, modern kitchen, four bath/shower rooms and an easy to maintain garden.
Previously utilised as a holiday rental property/crew let, this home presents a superb opportunity for those seeking a sizeable family residence, investment property, or flexible multi-generational accommodation.
With the bonus of being ready to move into and CHAIN FREE.

Interior

From the moment you step inside, the property immediately showcases its period charm, with high ceilings, decorative cornicing and generously sized rooms creating a wonderful sense of space and light throughout.

Ground Floor:
The hallway provides access to useful understairs storage cupboards and leads through to the reception areas. To the front of the property, the elegant sitting room is flooded with natural light from a large bay window and benefits from a charming window seat with useful storage beneath. There is a feature fireplace with tiled hearth and exposed brick detailing within the chimney breast creates a striking focal point, complemented by a gas "log burner" inset. Flowing seamlessly from the sitting room is a spacious dining area, ideal for entertaining and family gatherings alike. Here, an ornate period fireplace with decorative coloured tiling adds further character, whilst patio doors open directly onto the rear garden, creating an excellent connection between indoor and outdoor living.

Positioned to the rear of the property, the kitchen is fitted with a range of modern white wall and base units complemented by wooden work surfaces. Bright and airy throughout, the kitchen offers integrated appliances including a four-ring AEG hob, NEFF oven and fridge freezer. There is also ample room for a breakfast table, making this a practical and sociable everyday space.

First Floor:
This level offers particularly generous bedroom accommodation. The impressive front double bedroom enjoys a large bay window and benefits from its own ensuite shower room. A further double bedroom and separate shower room serve the middle section of the floor, whilst to the rear is another spacious double bedroom featuring an attractive period fireplace.

Second Floor:
Occupying the top floor are three additional double bedrooms, continuing the theme of generous proportions and retained character. The front bedroom enjoys a feature fireplace and ensuite bathroom with overhead shower and is fully tiled. A useful cupboard houses the hot water cylinder. Another double bedroom has built-in cupboards and an additional feature fireplace, whilst the rear bedroom also features a fireplace together with its own ensuite shower room.

Exterior

A handsome end of terrace Victorian home that has an original terracotta and dark tiled path way to the entrance door and a low maintenance frontage bordered with lavender plants and shingle. A side passageway, with a high secure gate, leads to the peaceful rear garden. A deep patio has steps down to the mainly grassed area with a stepping stone path leading to a further hardstand area which also has an insulated garden store and mature plants abound around the edge of the garden.

Cowes

Cowes is rich in nautical heritage and an international mecca for sailing, culminating in Cowes Week held in August each year. It has quick access to Southampton via the more modern Red Jet as well as many marinas and sailing clubs dotted along the waterfront.
Within the High Street there are two supermarkets, many boutique shops, pubs and eateries. Historical Northwood House & Park hosts weddings, fairs, concerts and conferences with outside space to enjoy walks. The chain ferry links Cowes to East Cowes where you can find the Red Funnel car and passenger ferry to the mainland.

Further Information

Tenure: Freehold
EPC: D
Council tax band: C
Double glazed throughout
Gas central heating via Vaillant boiler
Broadband max predicted: Download 900mbps Upload 900mbps
Loft is borded with pull down ladder and has power and light

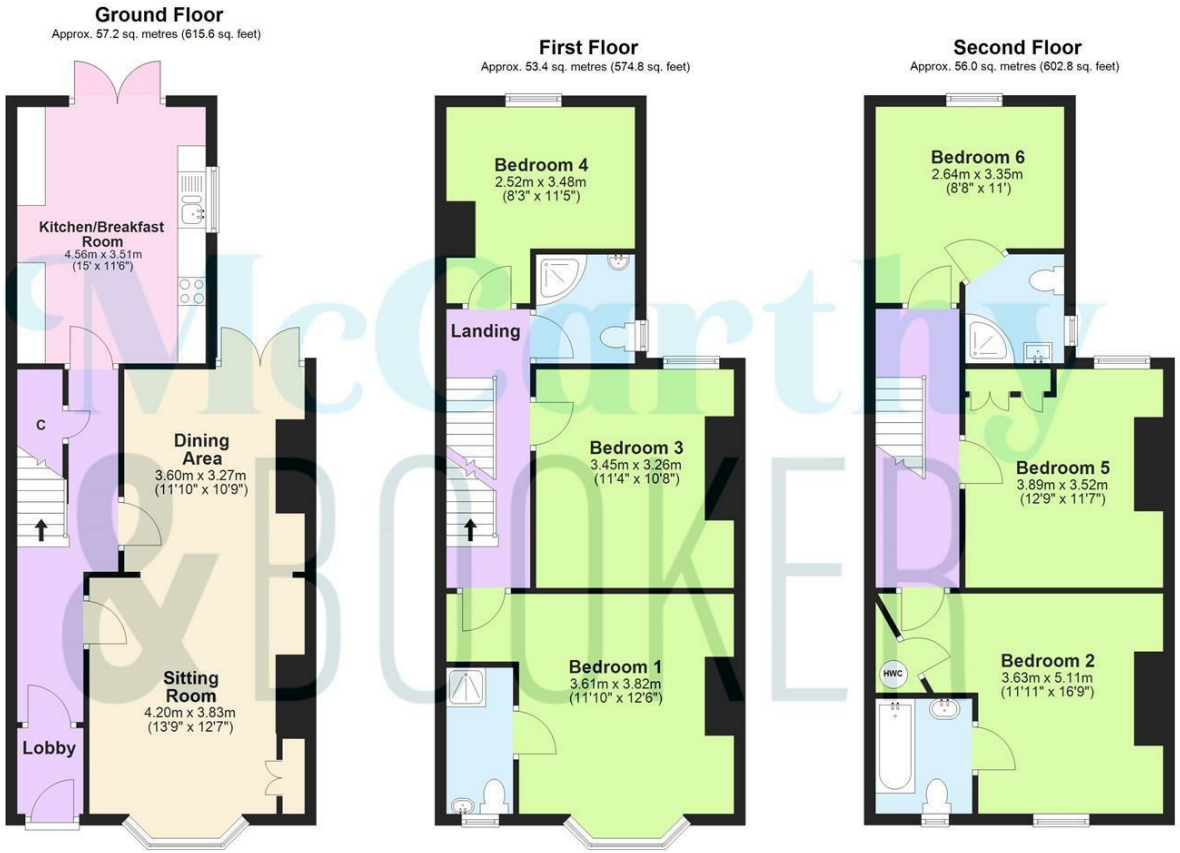
Viewing

Please contact our Isle of Wight office on 01983 300111 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

Every care has been taken with the preparation of these particulars, but they are for general guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance please ask or professional verification should be sought. All dimensions are approximate. The mention of any fixtures, fittings &/or appliances does not imply they are in full efficient working order. Photographs are provided for general information and it cannot be inferred that any item shown is included in the sale. These particulars do not constitute a contract or part of a contract.



Total area: approx. 166.6 sq. metres (1793.1 sq. feet)

SKETCH FOR ILLUSTRATIVE PURPOSES ONLY. All measurements, walls, doors, windows, suites, fittings and appliances, sizes and locations are approximate only. They cannot be considered as being a representation by the seller or agent. Some appliances, suite or other iconography may not reflect the actual design present and are for indicative purposes only. Plan produced by Silver Arch Group www.silverarchgroup.co.uk
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