4 Deauville Avenue, Cowes, PO31 7GA

Guide Price £675,000

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McCarthy & BOOKER

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ANOTHER PROPERTY UNDER OFFER FROM THE TEAM AT MCCARTHY & BOOKER
Pristine condition and owned since new ~ Fantastic front and rear gardens ~ Versatile second floor for generational living ~ 214 sq m /2303 sq ft

A wonderful modern three storey home

Beautifully presented and immaculate throughout, this four bedroom home has three bath/shower rooms, large sitting room, generous kitchen/diner and separate utility room. There is a spacious study/hobby room on the second floor which could become a sitting area making it an inclusive floor for a family or guest. With mature gardens front and back this ready to move into home, has a garage and parking for two vehicles. Must be viewed!

Interior

A bright and airy home on all floors with a staircase formed of oak with ceiling beams on the second floor. This spacious home has high ceilings and is pristine throughout and decorated in soft neutral tones.

Ground Floor:
The porch has double doors that open to the entrance hall, where you are struck by a beautiful staircase that winds elegantly up through the two floors above, setting the tone for the rest of this light-filled home. The ground floor offers a balance of stylish relaxation and high-end functionality, starting with a large, inviting sitting room with a bay window and includes a beautiful fireplace comprised of brick and slate within which contains a Charnwood log burner.
To the rear, the home opens up into a large kitchen/diner, a true social hub designed for modern family life. This spacious area features a sleek dark grey breakfast bar which curves around the room forming the countertop between the cream wall and base units. It is equipped with premium integrated appliances, including two AEG ovens, a five-ring gas burner, low level fridge and dishwasher. Two sets of sliding patio doors blur the lines between inside and out, flooding the space with natural light and providing seamless access to the garden. The ground floor is completed by a practical WC and a well-appointed utility room, which houses an integrated fridge-freezer, a water softener and dedicated plumbing for both a washing machine and tumble dryer. This useful and practical room also has another sink and the cupboards give more storage space and house the Vaillant boiler and Vaillant water cylinder.

First Floor:
The first floor is home to three well-proportioned bedrooms, one with an ensuite, and a separate family bathroom.
The principal suite is a lovely sanctuary, benefiting from two pairs of sleek built-in wardrobes and a contemporary ensuite shower room. The remaining double bedrooms, which both overlook the rear garden and have built in wardrobes, are served by a spacious family bathroom complete with both a bath and a separate walk-in shower.

Second Floor:
Ascending to the top floor, the property reveals its exceptional versatility. This level comprises a large, airy bedroom and a further spacious room currently utilised as a hobby/office area with ample deep storage cupboards, supported by its own independent shower room. This floor could easily be adapted to provide a separate living suite for a family member, or a premium "work from home" hub.

Exterior

The gardens to both the front and rear of the property have been lovingly created and carefully nurtured since the property was first built, resulting in beautifully established and thoughtfully arranged outdoor spaces.

To the rear, the garden offers a wonderful balance of practicality and enjoyment, featuring a well-maintained patio area ideal for outdoor dining and entertaining, alongside a productive vegetable patch and greenhouse for those with an interest in gardening or home-grown produce. The garden is fully planted with a variety of established planting, including attractive rose displays and a mature grapevine, creating colour and interest throughout the seasons. A useful garden store provides additional storage.

The front garden is equally well presented, enhancing the property's kerb appeal and providing a welcoming first impression and, in addition, the property benefits from a garage and off-road parking, offering convenient and secure parking facilities.

Cowes/Gurnard

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.
Lying to the west of the famous yachting town of Cowes, Gurnard is a pretty coastal village which has an iconic row of beach huts at Gurnard Green.
The village has a great community spirit and amenities include a local convenience shop, cafe, two popular public houses, a church, a fitness centre, a busy sailing club and a superb local primary school and High School. There is a fabulous array of countryside and coastal paths which are all within easy walking distance.

Further Information

Tenure: Freehold

EPC: B
Council tax band: E
Double glazed throughout
Mains electricity, gas, sewerage and water
Broadband max predicted: Download 1800mbps Upload 900mbps
Water softener
Underfloor heating
Vaillant gas boiler

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. 214.0 sq. metres (2303.0 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
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Plan produced using PlanUp.

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