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wright estate agency



£262,500

23 Meadow Road, East Cowes, Isle Of Wight, PO32 6HU








ROAM FREE
SURF WAVES
CAMP HAPPY













Nestled on the charming Meadow Road in East Cowes, this delightful semi-detached house presents an ideal opportunity for families seeking a comfortable and convenient home. With three well-proportioned bedrooms and attic room this property offers ample space for family living. The two inviting reception rooms and conservatory provide versatile areas for relaxation and entertainment, making it easy to host gatherings or enjoy quiet evenings at home. The modern kitchen and utility room completes this lovely family home.

The house boasts a good-sized garden, perfect for children to play in or for gardening enthusiasts to cultivate their green thumbs. Additionally, there is potential for off-road parking, subject to the necessary consent, which adds to the convenience of this lovely home.

One of the standout features of this property is its prime location. It is within walking distance to schools catering to all ages, making the morning school run a breeze. The surrounding area is popular among families, offering a friendly community atmosphere and easy access to local amenities.

This semi-detached house on Meadow Road is not just a property; it is a perfect family home that combines comfort, space, and a fantastic location. Whether you are looking to settle down or invest in a property with great potential, this home is certainly worth considering.

The coastal resort of East Cowes, has many features that include Waitrose supermarket, convenience stores, plus a varied range of shops and restaurants. The shingle and sand beach in East Cowes is ideal for families and enjoys fantastic views across the Solent and out towards Cowes marina. The lovely esplanade boasts a playground, paddling pool, cafe and has a woodland area behind, perfect for leisurely walks. The Red Funnel car ferry service to Southampton is located under half a mile away.

Entrance Hallway	
Lounge	14'3" x 8'2"
Dining Room	9'10" x 8'6"
Kitchen	11'9" x 9'11"
Utility Room	10'3" x 7'5"
Conservatory	14'2" x 8'0"
Landing	
Bedroom 1	14'0" x 10'2"
Bedroom 2	10'9" x 9'10"
Bedroom 3	10'10" x 10'0"
Attic Room	18'4" x 10'0" maximum
Bathroom	5'10" x 5'6"
WC	5'5" x 2'11"

Garden
The front garden is laid to lawn with flower and shrub borders. The enclosed rear garden is mainly laid to lawn with a patio area.

Tenure
Freehold

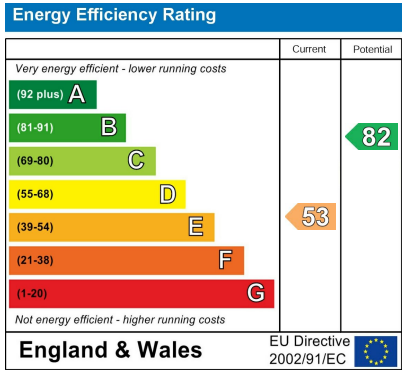
Council Tax
Band B

Services
Confirmed gas, electric, mains water and drainage.

Agents Note
Our particulars are designed to give a fair description of the property, but if there is any point of special importance to you we will be pleased to check the information for you. None of the appliances or services have been tested, should you require to have tests carried out, we will be happy to arrange this for you. Nothing in these particulars is intended to indicate that any carpets or curtains, furnishings or fittings, electrical goods (whether wired in or not), gas fires or light fitments, or any other fixtures not expressly included, are part of the property offered for sale.



Although every attempt has been made to ensure accuracy, all measurements are approximate.
This floorplan is for illustrative purposes only and not to scale.
Measured in accordance with RICS Standards.





Referral Fees- With a view to offer a smooth and comprehensive service we may at times recommend various associated services and companies. These include financial advisors and surveyors. You, the consumer are never under any obligation to use any of these services if you have preferences elsewhere. For these services we may receive referral fees from the service provider. Should you take up any of our surveyor referrals we may receive a fee as follows; from Tomblesons Surveyor's £15 voucher, Daniells Harrison Surveyors £50, Connells Surveyors £100.

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