



Wyatts Cottage
54 Wyatts Lane | Northwood | Isle of Wight | PO31 8QA

STEP INSIDE

Wyatts Cottage

Believed to date back to around 1750, this enchanting, detached Grade II listed thatched cottage offers a rare chance to own a genuine piece of Northwood's heritage. Rich in character and steeped in history, the property sits within easy reach of the world renowned sailing town of Cowes, making it an exceptional opportunity for those seeking a home with both charm and provenance.

The cottage presents an attractive, L shaped layout with stuccoed elevations and a beautiful thatched roof. Architectural features include three traditional casement windows, a distinctive brick bow to the east wing with a slate roof, and a striking Gothic headed casement above. A pointed brick addition completes the angle of the L shape, further enhancing the home's unique character and historic appeal.

Offered to the market for the first time in 58 years, the cottage has been cherished by generations of the same family, who have enjoyed countless memories within its walls. Now ready for a new custodian, the property invites sympathetic upgrading and restoration from a buyer who values its significance and wishes to honour its past while shaping its future.

The accommodation is arranged over two floors and offers generous, flexible living spaces. A superb sitting room spans the full depth of the home, featuring the listed bay window and a fireplace. Triple aspect windows fill the room with natural light and provide views over the mature rear garden. The spacious dining room, also overlooking the garden, offers another inviting reception space, complete with its own fireplace, perfect for relaxed evenings or entertaining guests.

The adjacent kitchen provides ample fitted cabinetry and room for a breakfast table, while a practical entrance porch, galley style utility room, and shower room (requiring refurbishment) sit nearby. Completing the ground floor is a sizeable family bathroom with both bath and shower facilities, along with the original entrance hall, now accessed from the rear of the property.

A substantial open landing on the first floor, previously used as an additional bedroom due to its generous proportions, leads to three further bedrooms. The principal bedroom is a spacious double, while bedrooms two and three are well sized singles. Bedroom two also retains a charming hidden feature: a small porthole window, believed to have once been used to signal passing ships.

Set within mature, private grounds filled with established trees and shrubs, the property offers a peaceful village setting and enormous potential. With thoughtful renovation, this historic cottage could become a truly exceptional home, one that beautifully blends its rich past with modern comfort, all within one of the Isle of Wight's most desirable locations.





SELLER INSIGHT

“ Our family's memories of this wonderful thatched cottage on the Isle of Wight stretch back to 1968, when, after the loss of my auntie's father, she moved there with her mother and brother and began a new chapter as a family.

Over the years it became a place of comfort and joy, filled with laughter, long afternoons in its beautiful garden, and the peaceful charm of its surroundings. Internally, the cottage has always been lovingly maintained to a high standard by my auntie, whose care and attention have preserved its warmth and character throughout the years.

For me, it was the setting of many happy childhood summers, spent on holiday exploring the lovely island, breathing in the sleepy sea air, and returning each day to that warm and welcoming cottage which always felt like a true home from home.”



* These comments are the personal views of the current owner and are included as an insight into life at the property. They have not been independently verified, should not be relied on without verification and do not necessarily reflect the views of the agent.





Education

Primary Schools:

Lanesend Primary School, Cowes	01983 293233
Cowes Primary School, Cowes	01983 293261
Gurnard Primary School, Gurnard	01983 295713
Queensgate Foundation Primary School, Cowes	01983 292872
Holy Cross Primary School, Cowes	01983 292885
Priory School of Lady Walsingham, East Cowes	01983 861222

Secondary Schools/Colleges:

Cowes Enterprise College, Cowes	01983 203103
Carisbrooke College, Newport	01983 524651
Christ The King Upper College, Newport	01983 537 070
Medina College, Newport	01983 861222
Ryde School with Upper Chine School, Ryde	01983 562229
The Island VI Form Campus, Newport	01983 522886
Isle of Wight College, Newport	01982 526631

Learning Assisted Schools:

Medina House, School Lane, Newport	01983 522 917
St. Georges, Watergate Road, Newport	01983 524 634
St. Catherine's, Grove Road, Ventnor	01983 852722

Healthcare

Doctors Surgeries:

Cowes Medical Centre, Cowes	01983 295251
Lantern Clinic Private GP & Functional Medicine, Cowes	01983 685667
East Cowes Medical Centre, East Cowes	01983 284333

General Hospitals:

St Mary's Hospital, Parkhurst Road, Newport	01983 822099
	2.4 miles

Travel

West Cowes to Southampton Red Jet Terminal	2.1 miles
Fishbourne to Portsmouth Vehicle Ferry Terminal	7.9 miles
East Cowes to Southampton Vehicle Ferry Terminal	8.4 miles
Yarmouth to Lymington Vehicle Ferry Terminal	11.5 miles

Southern Vectis Buses routes provide regular services through the area, connecting you to all the areas of the island. For ticket prices visit: www.islandbuses.info

Leisure Clubs & Facilities

Gurnard Sailing Club, Gurnard	1.9 miles
Cowes Golf Club, Cowes	1.8 mile
Cowes Yacht Haven, Cowes	2 miles
Cowes Sports Football Club, Cowes	1.5 mile
The Phoenix Centre, Gurnard Pines	1.3 miles

Entertainment

Gurnard Press Bistro - Gurnard
The Dining Room - Gurnard
Portland Inn - Gurnard
The Woodvale - Gurnard
The Travellers Joy - Cowes
The Coast Bar & Dining Room - Cowes
Harbour Kitchen - Cowes
The Globe - Cowes
The Heron - Cowes
Smoking Lobster - Cowes
Tonino's Italian Restaurant - Cowes

These are available within a 10-minute drive of this home.

Local Attractions & Landmarks

Osborne House - East Cowes
Cowes Maritime Museum - Cowes
Northwood House & Park - Northwood
Tapnell Farm - Yarmouth
Fort Victoria Country Park - Norton
Yarmouth Castle - Yarmouth
The Needles Landmark Attraction - Alum Bay
Carisbrooke Castle - Carisbrooke
Monkey Haven, Primate Rescue Centre - Newport
Newtown National Nature Reserve - Calbourne

GROUND FLOOR

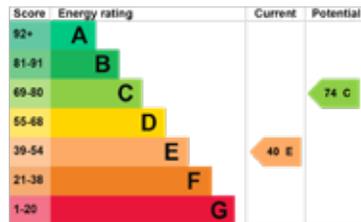
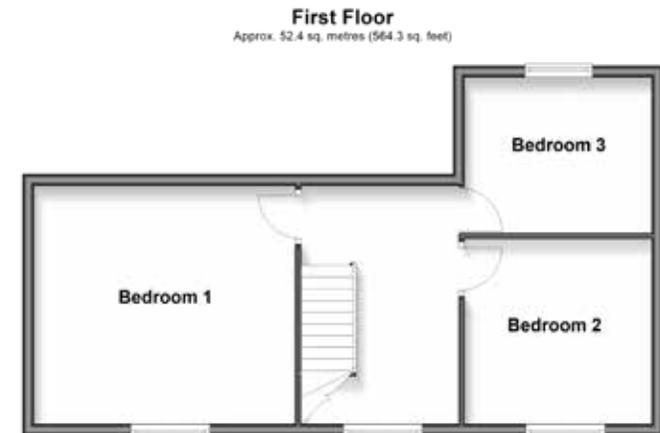
Entrance Porch
 Hallway
 Sitting Room 23'9 into bay x 10'10
 Bathroom
 Dining Room 15'2 x 13'8
 Kitchen 13'2 x 11'
 Lobby
 Utility Room
 Shower Room

FIRST FLOOR

Landing
 Bedroom 1 14'8 x 13'10
 Bedroom 2 11'5 x 10'11
 Bedroom 3 10'10 x 10'

OUTSIDE

Front Garden
 Driveway Parking
 Rear Garden



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