



**£230,000**

43 Consort Gardens, East Cowes, Isle of Wight, PO32 6FT





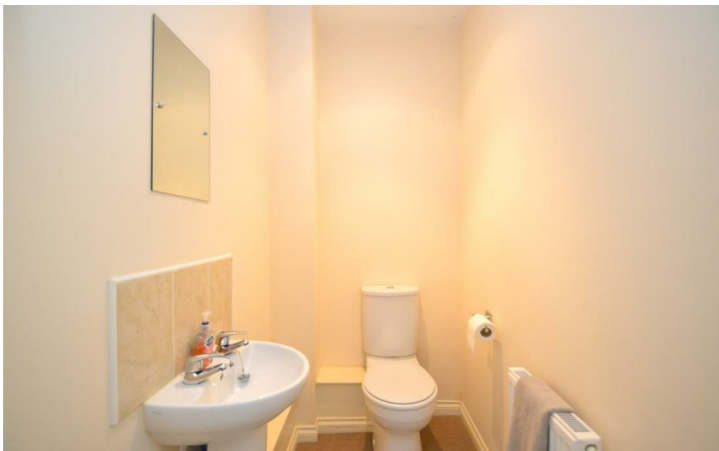
Set in the desirable area of Consort Gardens, East Cowes, this charming terraced house presents an excellent opportunity for first-time buyers. The property boasts two well-proportioned bedrooms, providing ample space for relaxation and rest. With two bathrooms, convenience is at the forefront, ensuring that morning routines and evening unwinding can be enjoyed without hassle.

The inviting reception room serves as a perfect gathering space, ideal for entertaining guests or enjoying quiet evenings at home. The modern kitchen and cloakroom wc completes this lovely home. The property also features an allocated parking space, a valuable asset in this sought-after location, allowing for easy access to your vehicle and solar panels.

One of the standout features of this home is its proximity to local amenities, including a Waitrose supermarket and the picturesque seafront, making it an ideal choice for those who appreciate both convenience and leisure. The garden offers a delightful outdoor space, perfect for enjoying the fresh air or cultivating your own green oasis.

Being chain-free, this property allows for a smooth and straightforward purchasing process, making it even more appealing. Whether you are looking to make your first step onto the property ladder or seeking a comfortable home in a vibrant community, this terraced house in East Cowes is a remarkable find. Do not miss the chance to make it your own.

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.



#### Hallway

Lounge/ Diner 19'3" x 12'7"

Kitchen 9'1" x 7'7"

Cloakroom wc 5'10" x 3'8"

#### First Floor - Landing

Bedroom 1 13'1" x 12'7"

En-Suite 5'6" x 3'10"

Bedroom 2 12'8" x 8'8"

Bathroom 7'3" x 5'8"

#### Outside

The rear garden is mainly laid to lawn with timber shed, patio area and gated access to the rear.

#### Parking

The property has one allocated parking space located at the front of the property.

#### Tenure

Freehold

#### Council Tax

Band B

#### Additional Information

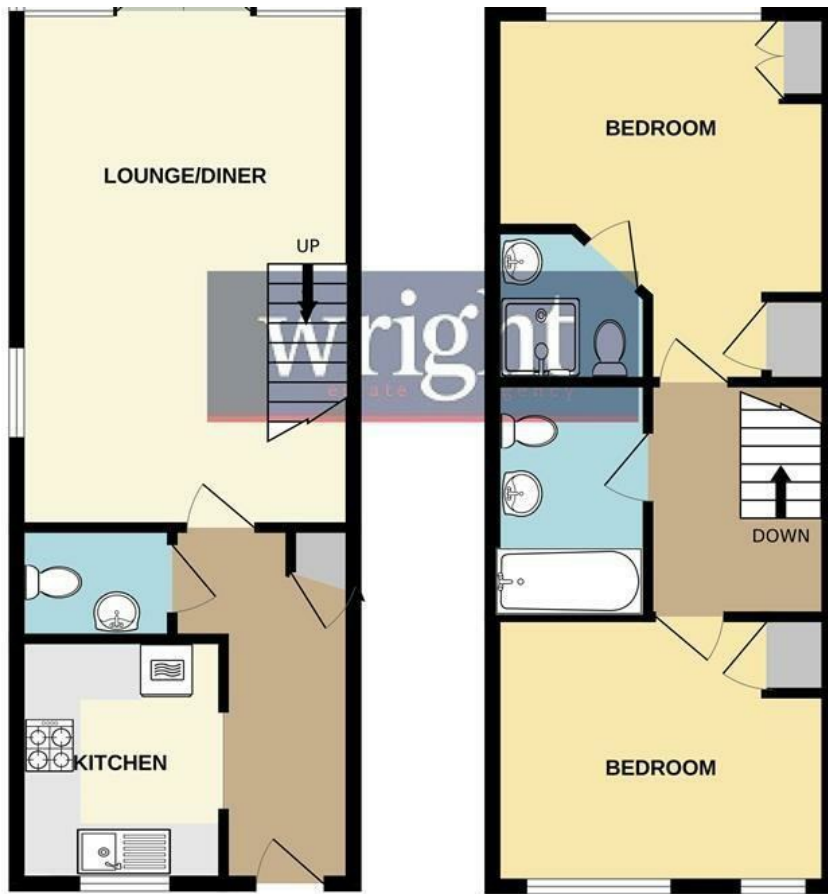
ERMC communal area charge - £300 per year


#### Services

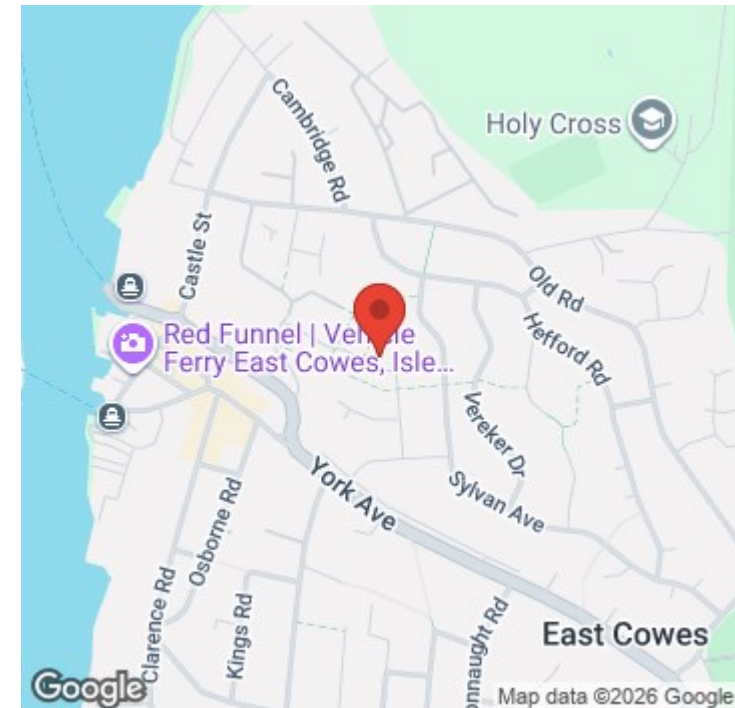
Mains water, drainage, electric and gas. The solar panels are untested.

#### Agents Notes

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 fittings, or any other fixtures not expressly included, are part of the property offered for sale.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	<b>84</b>	<b>86</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC 	



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 Tomblasons Surveyor's £15 voucher, Daniells Harrison Surveyors £50, Connells Surveyors £100.

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