

105 Moorgreen Road, Cowes, PO31 7LQ

Guide Price £235,000

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McCarthy & BOOKER

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3 Bedroom period property ~ Very popular location ~ Terraced Victorian home ~ CHAIN FREE

A terraced Victorian property with three bedrooms

Located in a popular area of Cowes within a short walk of all amenities, this traditional character home has a separate sitting room, dining room leading to a kitchen, downstairs wc and family bathroom.

Internal

There are stripped floorboards throughout the ground floor and, as with period properties, high ceilings which give an airy feel to all rooms.

Ground Floor:

The bright hallway has the staircase rising directly ahead to the upper floor and a convenient wc beneath.

At the fore of the property is a cosy sitting room with bay window and a log burner within the chimney breast with its exposed brickwork that makes a lovely focal point.

Towards the back of the house the dining room has double doors opening to the garden, flooding the room with light. This room flows directly into the kitchen with its newly fitted units in a soft pale green colour with contrasting darker tiles above. There is an integrated four zone hob and oven with space/plumbing for a washing machine and fridge freezer.

First Floor:

There are three bedrooms on this level. Overlooking the rear garden there is a single bedroom as well as a double that has built in cupboards and a feature fireplace.

The other bright and sunny double bedroom also has a feature fireplace and looks out to the front of the property. The family bathroom has a white suite comprised of a bath, overhead shower, basin and wc.











External

A low maintenance tidy rear garden with a large grassed area, quiet and relaxing, with a useful spacious garden store.

Cowes

Close to a park, primary school and three community facilities - football club, cricket club and the Isle of Wight Community centre - you do not have to travel far for sporting or recreational fun within this particular area of 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 seafront.
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, known locally as 'The Floaty', links Cowes to East Cowes where you can find the Red Funnel car and passenger ferry to the mainland.

Further Information

Tenure: Freehold
EPC: E
Council tax band: B
Double glazed throughout
Gas central heating via a Gloworm boiler
Loft with ladder access, partially boarded and with light
Broadband max predicted: Download 1800mbps Uploaded 900mbps
Mains gas, electricity, water and sewerage





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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.

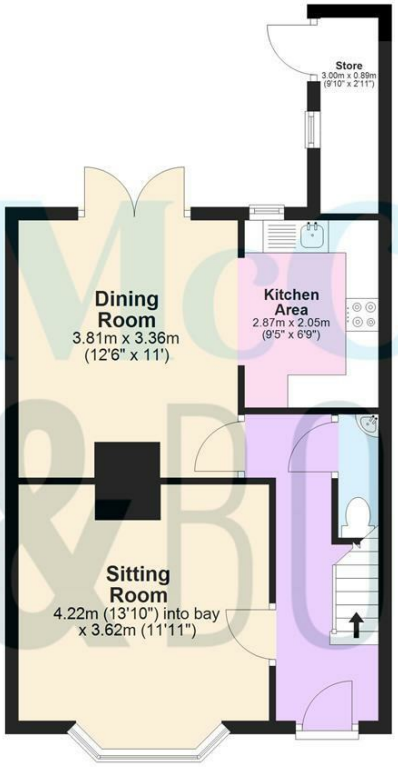
Disclaimer

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.

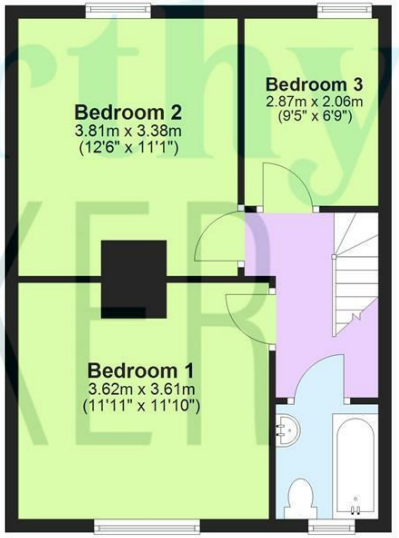
Ground Floor

Approx. 43.9 sq. metres (472.8 sq. feet)



First Floor

Approx. 41.5 sq. metres (446.4 sq. feet)



Total area: approx. 85.4 sq. metres (919.2 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
Plan produced using PlanUp.

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