

Stephenson Road Cowes, PO31 7PR

£375,000



This generously-sized home is well positioned within easy reach of Cowes town centre, mainland & local travel links and the beach, whilst offering sea views from many rooms. Immaculately presented throughout, this home comprises an open-plan kitchen/dining area, living room, sun room, lean-to, four good-sized bedrooms with master bedroom benefitting from an en-suite and a family bathroom. Outside you have parking for two to the front and an easily maintainable rear enclosed garden. Other benefits include a gas fired central heating system and double glazing.

4 BEDROOMS

SEMI-DETACHED HOME

MASTER EN-SUITE

SEA VIEWS

CLOSE TO LOCAL & MAINLAND TRAVEL LINKS

3 RECEPTION ROOMS

# ROOMS

## Entrance

Double glazed front door. Radiator. Under stairs storage. Doors & stairs off to:

## Living Room 15' 3" x 13' 1" (4.64m x 4m)

Double glazed bay window to front aspect. Feature fireplace. Radiator.

## Kitchen Area 13' 1" x 11' 10" (4m x 3.6m)

The kitchen/dining area is open plan offering spacious family social space and consists of: Modern-fitted base & wall units. Double glazed window to side aspect. Radiator. Double glazed window to rear aspect. L-shaped island. Opening to dining area:

## Dining Area 8' 6" x 10' 6" (2.6m x 3.2m)

Double glazed window to side aspect. Hanging lights over dining table. French doors to lean-to. Radiator. Opening into:

## Sun Room 10' 2" x 8' 2" (3.1m x 2.5m)

Double glazed bi-fold doors to rear aspect leading to garden. Radiator. Two double glazed Velux windows to rear aspect. Storage cupboard hosting combination gas boiler.

## First Floor Landing

Two double glazed windows to side aspect with sea views. Radiator. Doors & stairs off to:

## Bedroom 2 13' 0" x 12' 2" (3.97m x 3.7m)

Double glazed window to front aspect. Radiator. Built-in wardrobes.



While every attempt has been made to ensure the accuracy of the description contained here, measurements of rooms, fixtures, fittings and other items are approximate and no responsibility is taken for any error, omission or false statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The layout, appearance and appliances shown here are not to scale and are provided as to their operability or efficiency can be given. Made and Issued: 03/24

## Bedroom 3 12' 1" x 10' 4" (3.69m x 3.16m)

Double glazed window to rear aspect. Radiator. Fitted wardrobe. Feature fireplace.

## Bedroom 4 8' 6" x 11' 6" (2.6m x 3.5m)

Double glazed window to rear aspect with sea views. Radiator. Feature fireplace.

## Bathroom

P-shaped bath with over shower. Heated towel rail. Low level WC. Pedestal wash hand basin. Double glazed window to side aspect.



## Energy Efficiency Rating

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	56   D	65   D
39-54	E		
21-38	F		
1-20	G		

