91 Mill Hill Road, Cowes, Isle of Wight, PO31 7EH

Guide Price £400,000

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McCarthy & BOOKER

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ANOTHER PROPERTY SOLD BY THE TEAM AT MCCARTHY & BOOKER
Located on Mill Hill Road in Cowes, this delightful semi-detached Victorian house beautifully combines period charm with modern upgrades. The property boasts two spacious reception rooms, three bedrooms and two contemporary bath/shower rooms. The thoughtfully designed and tasteful renovations throughout the property maintain the character of its Victorian roots while providing modern amenities. There is also the bonus of off road parking for two vehicles.

A three bedroom period property

Located within a short walk of Cowes High Street, this semi-detached character property has three bedrooms, separate sitting room, large kitchen/dining/family room, two bath/shower rooms and off road parking for two vehicles. With a wealth of original features and modern conveniences make this home perfect for contemporary living with old style charm. Must be viewed.

Interior

This delightful home has all the character features of a Victorian property with high ceilings, picture rails, painted floorboards, bay windows and a bright and spacious interior which is beautifully decorated throughout

Ground Floor:
The long hallway leads directly along to the kitchen as well as off to a utility/shower room and a separate sitting room. This charming room has a bay window, a period style feature fireplace and gives access, through an office area, to the large kitchen/dining/family room. This generously sized room, with tiled flooring, has been improved and modernised but has still kept a charm and cosiness about it. Along from the exposed brick wall is a fabulous log burner and further on tri-fold doors open to a decked balcony. There is a wealth of white wall and base units, giving plenty of storage space as well as an integrated dishwasher, all finished with a thick oak worksurface. There is space for a tall fridge freezer as well as a 5 ring gas range cooker. This room is bright and airy due to the high ceiling and the array of sloping windows with anthracite grey frames.
The utility/shower room is a practical and convenient space with a large beautifully tiled walk in shower, basin and wc along with a bespoke laundry arrangement. There are 3 spaces for two washing machines and a tumble dryer, a pull out shelf between the upper and lower appliances and a useful storage cupboard.

First Floor:
This level has three bedrooms, a family bathroom and access to the loft within the hallway.
The single rear bedroom over looks the garden as does the second double bedroom with its built in wardrobes.
The principal double bedroom has built in wardrobes and a bay window from which there are sea views. The final room on this floor is a half tiled bathroom with shower over the bath, basin and wc and large built in mirror.

Exterior

This handsome property has pretty fascias and block paved off road parking for two vehicles, with a side entrance gate.

Leading from the rear of the property is a raised deck area that has a small flight of steps down to the garden. The rear garden is beautifully presented with planters and a tiled patio area, ideal for resting and enjoying the quiet outside space. There is a easily maintained area of faux lawn and a useful garden store/shed.

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 waterfront.

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 links Cowes to East Cowes where you can find the Red Funnel car and passenger ferry to the mainland.

Further Information

Tenure: Freehold
Council tax band: B
EPC: D
Double glazed throughout
Gas central heating
Broadband max predicted: Download 1800mbps Upload 900 mbps
Loft is partly boarded with a loft ladder
Mains gas, water, electricity and sewerage

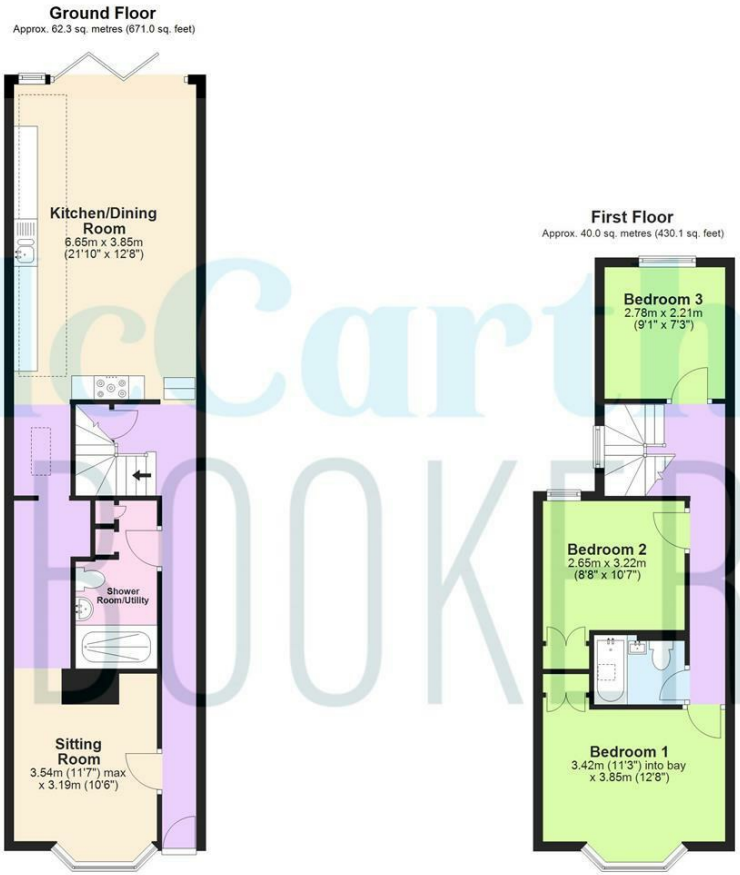
Viewing

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.



Total area: approx. 102.3 sq. metres (1101.1 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
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Plan produced using PlanUp.

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McCarthy &BOOKER

01983 300 111 | hello@mccarthyandbooker.co.uk | The Old Post Office, 73 High Street, Cowes, Isle of Wight, PO31 7AJ

mccarthyandbooker.co.uk