



26 Nodes Road, Northwood  
£465,000





**Megan Baker**  
Estate Agents

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OFFERED CHAIN FREE.

This beautifully presented modern home is conveniently located, with good access to the local bus routes and school. The home is warmed by gas central heating; has UPVC double glazing and the accommodation is well appointed and spacious. It has a gorgeous, light and airy open plan living area, with a woodburning stove and which incorporates the fabulous kitchen and sitting room. This area in turn, links to the separate dining room with doors and an outlook to the garden. There is a double bedroom and stylish shower room to complete the ground floor accommodation. Upstairs, there are three additional bedrooms - one with an en-suite shower room - as well as the good sized family bathroom. In addition to the large block paved parking area to the front, there is a garage and a very pretty, carefully landscaped, sunny rear garden with a lovely summer house to one side. Freehold. Council Tax Band - E. EPC C-76.

**Storm porch leading to:**

**UPVC double glazed front entrance door to:**

**Entrance Hallway:**

A beautiful introduction to the home in cream decor with oak flooring which flows through into the living area. Stairs to first floor and doors to:

**Living Area:**

23'9" x 13'0" (7.25 x 3.97)

A gorgeous open plan room, spanning the width of the home and comprising the kitchen and sitting areas, which interlink seamlessly.

**Kitchen:**

13'10" max x 9'7" max (4.24 max x 2.93 max)

Fitted with stylish cream fronted units; brushed chrome handles and chunky grey worktops. Integrated fridge/freezer; eye level double electric oven; induction hob with extractor chimney over and slimline dishwasher. The one and a half bowl stainless steel sink sits below the double glazed rear window and there is a door to the garden. Handy understairs storage cupboard.

**Sitting Area:**

13'7" x 13'0" (4.16 x 3.97)

A cosy sitting area with a handsome woodburning stove as a focal point. Double glazed french doors link the room to the:

**Dining Room:**

11'7" x 11'2" (3.55 x 3.42)

Designed with a solid roof, to allow all year round use, this spacious extra reception room has a lovely view of the garden and is decorated in cream with a rich mulberry accent to one wall. Double glazed french doors to the rear and side, lead to the garden.

**Bedroom Two:**

13'1" x 9'8" (4.0 x 2.97)

A pretty double bedroom with a double glazed front window and oak flooring.

**Shower Room:**

8'5" max x 6'9" max + ent area (2.57 max x 2.06 max + ent area)

With a spacious entrance area, the room is fitted with a chic white suite of WC; wash hand basin and separate





shower enclosure. A large mirror is fitted to one wall, reflecting the light from the double glazed front window in the entrance area.

#### Stairs to:

#### First Floor Landing:

A super, light and spacious area which creates an ideal reading or study space with a velux window to rear. A super range of fitted cupboards to one wall provide excellent storage and doors lead off to:

#### Bedroom One:

12'8" max x 9'6" max (3.88 max x 2.91 max)

An attractive double bedroom with a sloped ceiling to one side and double glazed window to front. Door to:

#### En-Suite Shower Room:

8'4" max x 3'0" max (2.56 max x 0.92 max)

Fitted with fresh white suite of WC; wash hand basin and separate shower enclosure. Opaque double glazed side window.

#### Bedroom Three:

13'4" x 7'11" (4.08 x 2.43)

Spanning the depth of the home to one side, decorated in a white and aqua colour scheme with a gently sloped ceiling. Velux windows to front and rear.

#### Bedroom Four:

9'1" x 7'4" + cup (2.78 x 2.25 + cup)

A bright and airy single bedroom with velux window to rear; double glazed side window and built in double wardrobe with sliding doors.

#### Bathroom:

12'2" x 6'9" (3.73 x 2.06)

A generous sized room, decorated in a cream and terracotta colour scheme, fitted with a smart white suite. The room has a WC; wash hand basin; bath and the bonus of a separate shower enclosure. Double glazed front window.

#### Parking:

To the front of the home is a large block paved driveway providing plenty of parking and leading to the:

#### Garage:

22'0" x 8'1" (6.72 x 2.47)

With electronic up and over door and tiled floor, there is a utility space to the end of the garage with a work surface under which there is plumbing for a washing machine and space for a tumble dryer. Power; light and radiator as well as double glazed door to the rear garden.

#### Garden:

This beautifully sunny space has been landscaped to incorporate a large patio area; gravel and lawn. Raised beds have been thoughtfully planted, bursting with colour and structure. Gated access leads to the front of the home and provides a wide storage area and to one corner of the garden is the:

#### Summer House:

11'6" x 7'6" (3.51m x 2.31m)

A very smart garden room with power and light; a decked floor and UPVC double glazed door and window to front. This is a perfect place to sit and enjoy the garden view.

#### Disclaimer

These particulars are issued in good faith, but do not constitute representation of fact or form any part of any offer or contract. The Agents have not tested any apparatus, equipment, fittings or services and room measurements are given for guidance purposes only. Where maximum measurements are shown, these may include stairs and measurements into shower enclosures; cupboards; recesses and bay windows etc.

Arrange a viewing: Call us on 01983 280555 or email: [hello@meganbakerestateagents.com](mailto:hello@meganbakerestateagents.com)





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Love this property and want to see more?

Call us on **01983 280555**

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**Pop in for a chat**

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