



10 The Maltings Denmark Road, Cowes
£465,000



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This elegantly styled town house is positioned in the heart of Cowes town centre, and is one of a small and extremely friendly crescent of similar properties. Arranged over three storeys, with gas central heating and UPVC double glazing, the generously proportioned rooms are beautifully presented and offer flexibility of use. The ground floor comprises the third double bedroom/study; handy cloakroom and utility room, as well as giving access to the integral garage. The living and entertaining accommodation occupies the middle floor, where the spacious living room has a balcony to the front, and the gorgeous kitchen/dining room is set to the rear. There is a second cloakroom on this level. The top floor provides two good sized double bedrooms - with the main bedroom having a wall of fitted wardrobes as well as a chic en-suite. The second, pretty double room sits to the front and has use of the family bathroom. In addition to the smart block paved parking at the front, the home has an enclosed courtyard garden to sit out and enjoy. Freehold. Council Tax Band - E. EPC - B-81. Communal areas service charge - £250 per year.

Smart storm porch with front entrance door into:

Entrance Hallway:

A spacious and welcoming entrance to the home in smart decor with built in understairs storage cupboard and separate airing cupboard housing the pressurised hot water cylinder. Stylish grey woodplank effect flooring; stairs off to first floor and doors to:

Bedroom Three:

12'2" x 9'6" (3.71 x 2.90)

A smart double bedroom with sash style UPVC double glazed rear window. The room would make an ideal study or guest bedroom.

Utility Room:

15'6" max x 4'10" max (4.72 max x 1.47 max)

A very handy area fitted with glossy fronted

cupboards with worksurface over and space and plumbing for washing machine. Wall mounted gas fired boiler and UPVC double glazed door to rear garden.

Cloakroom:

With smart white W.C and wall mounted wash hand basin.

First Floor Landing:

With stairs to second floor and doors to:

Sitting Room:

18'0" x 14'10" (5.49 x 4.52)

A beautifully large and light sitting room with glossy oak style flooring, decorated in a calming, modern colour palette. Window and UPVC double glazed doors to the front open up and lead to the:

Decked Balcony:

An elevated area to sit out and watch the world go





by, enjoying sun for most of the day, with surrounding galvanised railings.

Kitchen/Dining Room:

15'6" max x 14'10" max (4.72 max x 4.52 max)

A superb entertaining space, fitted with chic taupe fronted units topped by granite work surfaces with inset stainless steel sink. Integrated dishwasher; five burner hob and eye-level double oven. Plenty of space for a large table.

Cloakroom:

With W.C and vanity wash hand basin.

Turning staircase to:

Second Floor Landing:

A spacious area - perfect as a little reading/study space with access to loft and doors to:

Bedroom One:

15'6" max x 14'10" max (4.72 max x 4.52 max)

A wonderfully large main bedroom with a wall of mirror fronted wardrobes providing super storage space. Windows to rear and door to:

En-Suite Shower Room:

5'8" max x 5'5" max (1.73 max x 1.65 max)

Fitted with a chic suite of WC; wall mounted vanity wash hand basin and separate shower enclosure. Wall mounted heated mirror.

Bedroom Two:

14'10" x 14'4" max (4.52 x 4.37 max)

A second, very pretty double room with two windows to front.

Bathroom:

7'10" max x 5'8" max (2.39 max x 1.73 max)

Fully tiled and fitted with a sleek white suite of WC; vanity wash hand basin and bath with shower over. Inset spotlights.

Garage & Parking:

To the front of the home is a smart block paved parking area and access to the:

Integral Garage:

17'11" x 9'7" (5.46 x 2.92)

With up and over door; power and light. Personal door to entrance hallway.

Rear Garden:

A very pretty courtyard garden enclosed by painted fencing, with raised sleeper beds to one end.

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. Any video tour has contents believed to be accurate at the time it was made but there may have been changes since. We will always recommend a physical viewing wherever possible before a commitment to purchase is made.



Arrange a viewing: Call us on 01983 280555 or email: hello@meganbakerestateagents.com



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Arrange a viewing

Love this property and want to see more?

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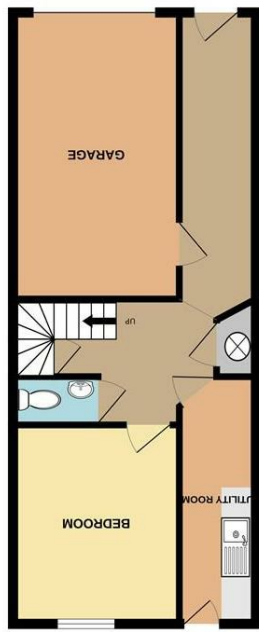
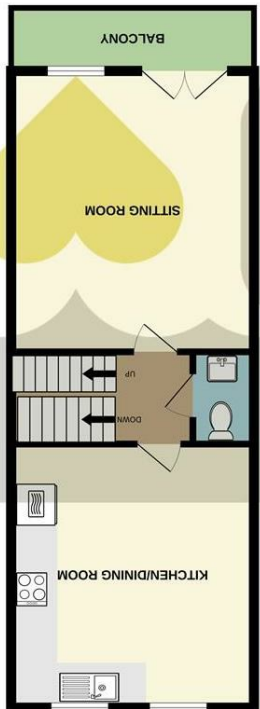
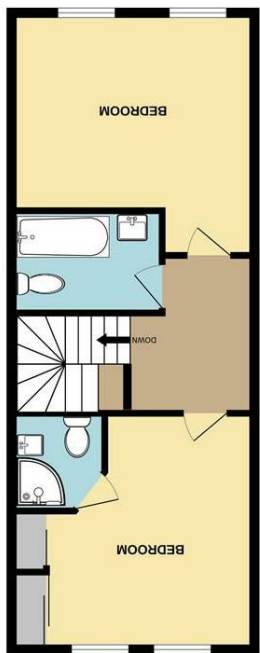
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| Energy Efficiency Rating | | |
|---|--|--|
| England & Wales | | |
| EU Directive 2002/91/EC | | |
| Very energy efficient - lower running costs | | |
| Not energy efficient - higher running costs | | |
| Potential | | |
| Current | | |
| 88 | | |
| 81 | | |
| A (92 plus) | | |
| B (81-91) | | |
| C (69-80) | | |
| D (55-68) | | |
| E (39-54) | | |
| F (21-38) | | |
| G (1-20) | | |



While every attempt has been made to ensure the accuracy of the figures contained herein, statements of floor, window, room and any other areas are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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