



PROUDLY PRESENT FOR SALE

# Wave Cottage

Bellevue Road, Cowes, Isle of Wight PO31 7HN



**£475,000**  
FREEHOLD



Perfectly positioned to enjoy seaside life and local amenities in this vibrant coastal town, this stunning detached home has been beautifully renovated to a high standard and boasts spacious accommodation throughout, driveway parking and a large rear garden.

- Stunning three-bedroom, detached home
- Beautiful bathroom and ground floor cloakroom
- Two reception rooms featuring open plan living
- Spacious enclosed rear garden with a terrace
- Envious position close to seafront and town centre
- Extensively renovated throughout
- High specification kitchen with integrated appliances
- Driveway parking for up to two vehicles
- Mainland travel links within walking distance
- No onward chain

For more information and to arrange a viewing, please contact Susan Payne Property on **01983 566244**.

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Offering sumptuous style and finished to an exceptional standard, this well-presented family home perfectly blends contemporary design with touches of period charm featuring traditional skirting boards, coving, and a handsome fireplace in the lounge. Providing stylish continuity, a modern light grey and fresh white interior features throughout, enhancing the natural light and providing a versatile backdrop for the new owners to apply their own personal style. The high specification finishes can be admired on both floors of the property; from a sleek pristine decor and the Italian designed 'Scavolini' kitchen with integrated appliances, to the luxurious bathroom suite and coordinating ground floor cloakroom. Externally, there is a smart block paved driveway with a full width dropped kerb and the immaculate facade features a high-quality white 'K-Rend' finish as well as repointed brickwork providing a striking first impression of the property. A spacious garden to the rear offers a fully enclosed outdoor environment with a paved seating terrace creating a perfect outdoor dining space.

Located on the popular Bellevue Road, this fabulous family home boasts an enviable position just moments away from the bustling seaside town of Cowes which is a magnet for the sailing community and plays host to the annual world-famous Cowes Week as well as being the starting point for the Round the Island Yacht race. The property is in close proximity to the wonderful Esplanade, boutique shops, independent restaurants, bars and cafes that Cowes has to offer along with the high-speed RedJet travel service to Southampton. The town's 'twin', East Cowes, is reached by chain ferry across the Medina estuary where there is a regular Red Funnel car ferry service to Southampton. East Cowes is also home to Queen Victoria's magnificent former holiday residence, Osborne House, where you can enjoy a piece of British history and the rolling acres of the magnificent estate.

The accommodation in this attractive period property is spacious throughout with the ground floor comprising an entrance hall leading to a ground floor cloakroom, a large family lounge, and a generous open plan room combining a flexible living and dining area with a stylish kitchen. A staircase from the entrance hall flows to the first-floor landing which proceeds to a luxurious bathroom and three double bedrooms.

### **Welcome to 5 Bellevue Road**

This beautiful fresh-white rendered house features characterful windows with a large box bay window on the ground floor and a well-presented block paved driveway to the front with a timber fence boundary on one side and a red brick wall on the adjacent side. Featuring a timber side gate providing access to the rear garden, the driveway leads to an attractive new black composite entrance door with decorative glazed panels.

### **Entrance Hall**

The welcoming entrance hall provides an accurate glimpse of the high-quality finishes throughout the property with tasteful light grey wall decoration and fresh carpets in a speckled grey which flow up the stairs to the first-floor landing and to each of the living areas. Illuminated by a ceiling light fitting, this area has smart white panelled doors which lead to the ground floor cloakroom, a lounge, and an open plan living/dining room complete with a kitchen.

### **Lounge**

*15'03 into bay x 13'08 (4.65m into bay x 4.17m)*

Bathed in natural light, this spacious lounge enjoys a box bay window to the front aspect featuring a built-in storage bench beneath which houses an electrical consumer unit, and a handsome black open fireplace with ornate detailing creates a characterful focal point. Warmed by a large radiator, this carpeted room also includes a ceiling light shade and a television aerial connection.



### **Kitchen/Dining/Living Area**

*dining/living space: 24'2" x 13'5" max (dining/living space: 7.39m x 4.11m max)*

This generous open plan space is wonderfully versatile and offers two family living spaces with a wide squared arch in the centre providing a sense of separation. Warmed by two radiators, this sociable, free-flowing room could provide an additional lounge and a dining area that seamlessly connects with the kitchen. A ceiling light shade in each of the spaces provide illumination, whilst recessed spotlights in the kitchen area provide evenly distributed and practical lighting. Filled with natural light, this carpeted room has a set of French glazed doors which open to the terrace and rear garden beyond, and there is a window overlooking the garden within the kitchen. Additionally, a white panel door provides access to a large under-stair cupboard proving ample storage space.

### **Kitchen**

*11'06 x 9'01 (3.51m x 2.77m)*

Fitted with an attractive patterned vinyl floor with a soft textured finish, this beautiful 'Scavolini' designed kitchen features a contemporary range of fitted wall and base cabinets finished in a stylish matte white with a sleek handleless design. Providing a great combination of cupboards and a variety of drawers, the cabinets also boast plenty of 'AEG' integrated appliances including a fridge-freezer, an electric oven with a microwave above, a dishwasher, a washing machine and a dustbin caddy. With a matching upstand and splashback surface, a matte charcoal grey countertop incorporates a stainless steel sink and drainer with a chrome swan neck mixer tap and an induction hob with a modern, cleverly concealed premium cooker hood above providing an extractor fan and lighting.

### **Cloakroom**

Providing convenient w.c facilities for the ground floor level, this useful cloakroom has a modern white suite consisting of a dual flush w.c and a space-saving rectangular hand basin mounted upon a wood-effect vanity cabinet with a chrome mixer tap and a white tile splashback. The patterned textured vinyl floor from the kitchen continues here and there is an obscure glazed window to the side aspect allowing for natural light which is complemented by an attractive ceiling light fitting. Also located here is an extractor fan and a radiator to provide warmth.

### **First Floor Landing**

A staircase fitted with a white-painted wooden handrail leads to a first-floor landing which has an elegant white spindle balustrade edging the stairwell. Benefiting from a large airing cupboard housing a Glow-worm gas-fired boiler, this space includes two modern ceiling light shades, a radiator, and a window to the side aspect allowing for natural light. The grey carpet and coordinating wall decor from the ground floor continues here and extends to each of the bedrooms. Again, a series of smart white panelled doors lead to the accommodation which comprises of three double bedrooms and a family bathroom.

### **Bedroom One**

*13'08 x 12'04 (4.17m x 3.76m)*

With a window to the front aspect, this light and airy carpeted bedroom is a generous double size providing ample space to arrange bedroom furniture. Warmed by a radiator, this lovely bedroom also includes a television aerial connection and a ceiling light shade.

### **Bedroom Two**

*11'05 x 10'01 (3.48m x 3.07m)*

Located to the rear of the property, this second carpeted double bedroom has a window overlooking the rear garden with a radiator located beneath to provide warmth. A central ceiling light fixture is fitted with a light shade and there is also a television aerial connection located here.





### **Bedroom Three**

*10'03 x 8'11 (3.12m x 2.72m)*

This third double bedroom is the smallest of the three and has a window to the side aspect with a radiator located beneath. Fitted with a ceiling light shade, this carpeted room also has a television aerial connection and access to a loft hatch.

### **Family Bathroom**

This luxurious bathroom enjoys high-quality fixtures and a clean, crisp white theme that enhances the natural light from an obscure glazed window to the rear aspect. A contemporary sanitaryware suite comprises a dual flush w.c and a gloss grey storage cabinet with an integrated hand basin with a chrome mixer tap and a mirror above. Complete with a clear glass shower screen and a tile surround in matte white, a coordinating panel bath has a chrome mixer tap which incorporates a shower fixture on a wall-mounted slider bar. Finished with a contrasting dark textured vinyl floor, this bathroom also benefits from recessed spotlights, an extractor fan and a large ladder-style heated towel rail in chrome.

### **Rear Garden**

Offering a spacious outdoor family environment, the rear garden is accessed via a set of French doors from the dining area and from an external timber gate to the side of the property. Mainly laid to lawn, this space is fully enclosed with timber fencing and features a paved terrace spanning the width of the house allowing for plenty of space to arrange outdoor furniture and planters. Featuring an old brick built storage shed painted in black, this large garden provides a blank canvas for keen gardeners to get creative with and also benefits from wide pebbled areas on either side of the property providing ample storage space. Additionally, an outside tap and light fitting are located on the external wall of the kitchen.

### **Parking**

The property comes complete with the bonus of driveway parking for up to two vehicles on a block paved driveway directly in front of the property.

Set in a convenient and popular location, number 5 Bellevue Road represents a rare opportunity to acquire a characterful detached home which benefits from being upgraded to a high standard throughout. An early viewing is highly recommended with the sole agent Susan Payne Property.

### **Additional Details**

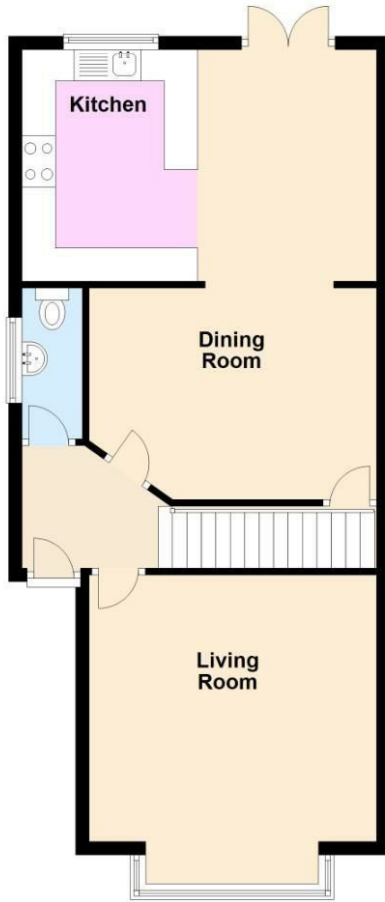
Tenure: Freehold

Council Tax Band: B

Services: Gas Central Heating, Electricity, Mains Water and Drainage



**Ground Floor**



**First Floor**



SKETCH PLAN FOR ILLUSTRATIVE PURPOSES ONLY All measurements are approximate.  
Plan produced using PlanUp.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>		59	79
	EU Directive 2002/91/EC		

Environmental Impact (CO <sub>2</sub> ) Rating		Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>			
	EU Directive 2002/91/EC		

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