



58 ALEXANDRA ROAD, COWES, PO31 7JT

PRICE £385,000

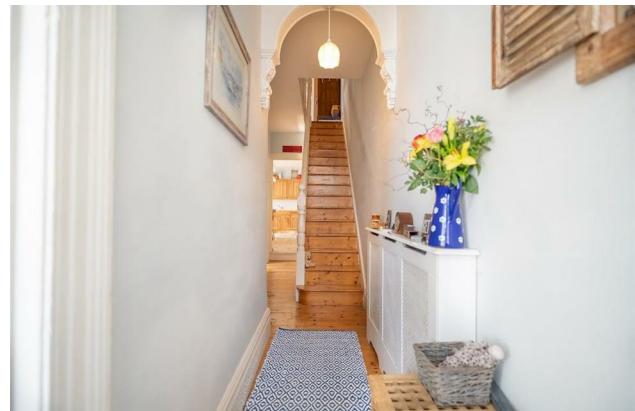
Charming Victorian semi-detached home in the heart of Cowes, beautifully presented and rich in period character. This three-bedroom property blends historic charm with modern comfort, all within easy walking distance of Cowes High Street, boutique shops, restaurants, pubs and the Red Jet ferry terminal. The ground floor offers a welcoming Lounge, a separate Snug/Family Room ideal as a home Office or Playroom, and a generous Kitchen-Diner designed for entertaining and is certainly the social centre of the home. This flows through to a bright sun room opening onto a beautifully maintained rear garden with a cottage feel, mature planting and a striking olive tree.

Upstairs are three well-proportioned double Bedrooms and a stylish family Bathroom. To the front, there is off-road parking for two vehicles along with a larger-than-average garage, ideal for storage, hobbies or a workshop.

A delightful and well-located home offering a rare opportunity to enjoy Cowes' Victorian heritage with the ease of modern living.

ENTRANCE HALL

Wood flooring with stairs off.



LOUNGE

14'4" x 12'1" (4.37m x 3.68m)

A light room with Bay window and French style doors to the garden. Brick fireplace. Wood flooring. Radiator.

FAMILY ROOM/SNUG

10'10" x 10'4" (3.30m x 3.15m)

Attractive Brick fireplace. Wood flooring. Radiator. Side aspect over garden.

KITCHEN/DINER

18'8" x 11'4" (5.69m x 3.45m)

The social heart of the home. Plenty of room to entertain and enjoy informal living. Built in oven. Comprehensive range of attractive wooden units. Built in oven and separate hob. Plumbing for washing machine. Access to:



SUN ROOM

Super aspect on to the garden. Access to the garden and garage.

FIRST FLOOR LANDING

Radiator.

BEDROOM ONE

15'6" x 12' (4.72m x 3.66m)

A light room with Bay window. Wood flooring. Ornate fireplace. Wardrobe. Radiator.



BEDROOM TWO

10'4" x 10' (3.15m x 3.05m)

Side aspect. Wood flooring. Radiator.

BEDROOM THREE

11'6" x 9'8" (3.51m x 2.95m)

Rear aspect. Radiator. Wood flooring.



BATHROOM

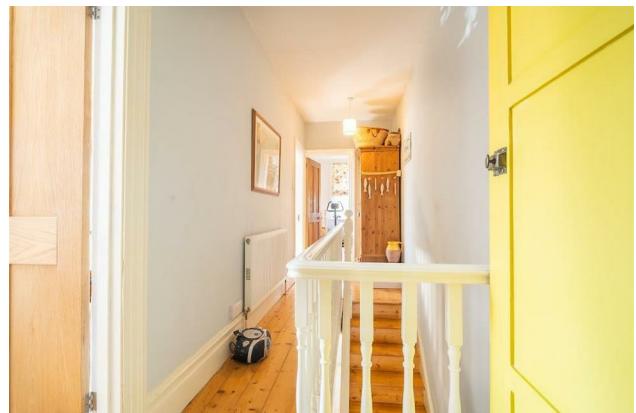
White suite including bath with shower over, WC and hand basin. Heated towel rail.

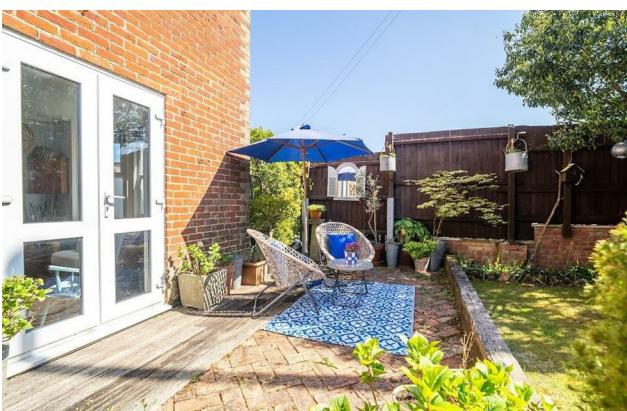
OUTSIDE

The well-tended and mature garden lies to the side of the property and is certainly a feature of the home. There is a pleasant patio area from which to enjoy the garden and a focal point is the striking Olive tree. Access is provided to the large Garage (power and light supplied) with vehicular access via Bellevue Road.

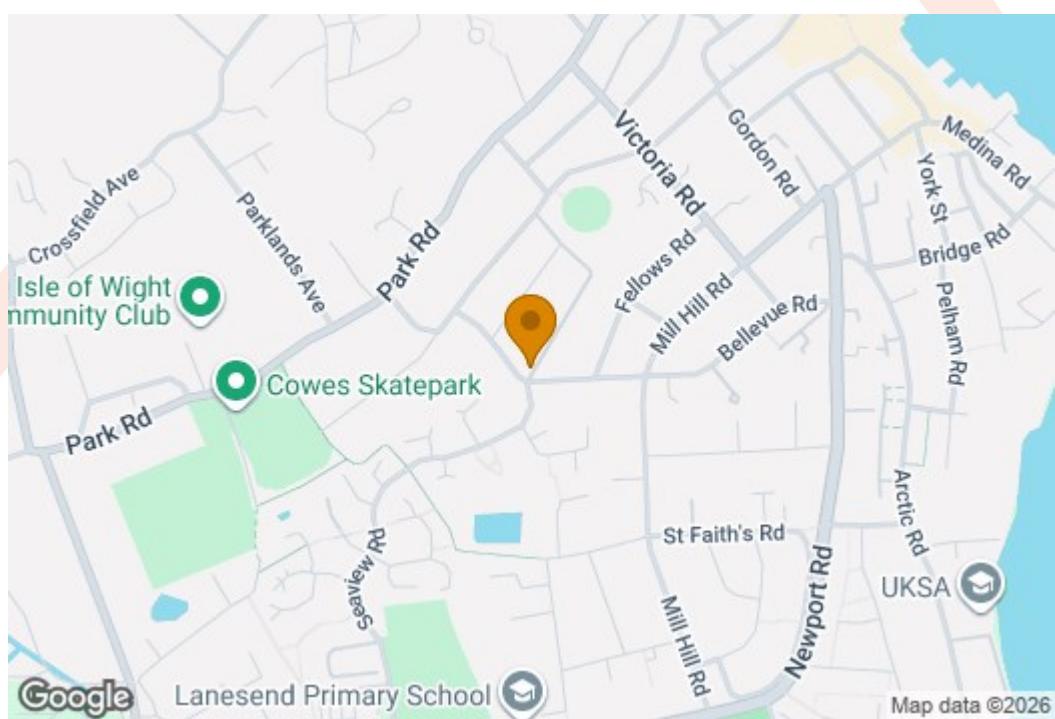
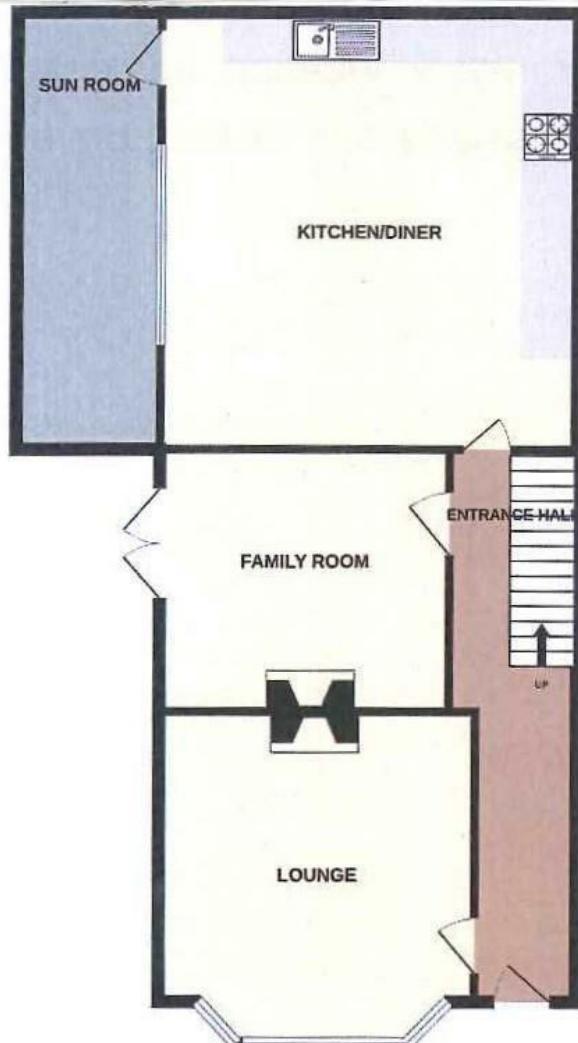
TENURE

This property is Freehold. Council tax band C.









	Current	Potential
Very energy efficient - lower running costs (92 plus) A		
(81-91) B		79
(69-80) C		
(55-68) D		62
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
England & Wales	EU Directive 2002/91/EC	

	Current	Potential
Very environmentally friendly - lower CO₂ emissions (92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not environmentally friendly - higher CO₂ emissions</i>		
England & Wales	EU Directive 2002/91/EC	

You may download, store and use the material for your own personal use and research. You may not republish, retransmit, redistribute or otherwise make the material available to any party or make the same available on any website, online service or bulletin board of your own or of any other party or make the same available in hard copy or in any other media without the website owner's express prior written consent. The website owner's copyright must remain on all reproductions of material taken from this website.

COWES OFFICE

41a High Street, Cowes, Isle of Wight, PO31 7RS
T: 01983 292114
E: cowes@marvins.co.uk

WWW.MARVINS.CO.UK