



£579,950 Freehold

196 Baring Road, Cowes, Isle of Wight, PO31 8ER



Useful Information

Book a Viewing

Here to help guide you through the buying process we have listed below some useful websites that provide relevant information regarding the property and location before making any decisions.

There is no substitute to seeing the real thing!
To arrange a viewing contact one of our team on

- www.environment-agency.gov.uk
- www.landregistry.gov.uk
- www.gov.uk/green-deal-energy-saving-measures
- www.homeoffice.gov.uk
- www.ukradon.org
- www.fensa.org
- www.nesltd.co.uk
- http://list.english-heritage.org.uk

01983 525710

triggiow.co.uk

CONTACT US

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- 3/4 Bedroom detached home
- Garage and driveway parking
- Highly desirable location
- Large rear garden with potential to extend
- Stunning open plan living space



These particulars do not constitute part or all of an offer or contract. You should not rely on statements by Trigg & Co in the particulars as being factually accurate. Trigg & Co do not have authority to make representations about the property. The measurements shown are approximate only. Potential buyers are advised to recheck the measurements before committing to travel or any expense. Trigg & Co have not tested any apparatus, equipment, fixtures, fittings or services and buyers should check the working condition of any appliances. We have not sought to verify the legal title of the property and the buyers must obtain verification from their solicitor. Any reference to alterations or use of any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained.

Call **01983-525710** to view this home, or visit www.triggiow.co.uk for more details.



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Set in a very sought after location of Cowes, this well sized family home comes to the market with excellent outside space too. A 3/4 bedroom detached chalet bungalow, the property offers a beautifully finished living space and kitchen whilst offering lots of additional potential too. The current owners have plans to extend which are subject to planning approval.

Baring Road is a highly desirable position due to its proximity to the Gurnard Esplanade, highly regarded primary & secondary school and easy access to the Cowes High Street. Those that enjoy the coast can wander down to the beach within a matter of minutes, there are good local pubs close by and the town centre has an array of shops, eateries and local amenities at your disposal. Those that need to commute to the mainland will find the Red jet ferry terminal too which links through to Southampton.

The property offers parking for several cars in the form of a driveway with a garage too to the side. The outside space here also includes side access onto the spacious, sunny and well maintained rear garden.

Internally, the property has undergone some fairly major changes, mostly affecting the living space which now offers an open-plan kitchen/diner with lounge area. The kitchen certainly goes above and beyond with quality fixtures and fittings including that of a Franke Hot tap, Quartz worktop and oven with built in Airfryer. You will also find the property benefits from a well sized utility room too.

The property offers 3 bedrooms on the first floor with a family bathroom, all of a very good size whilst for those that need it, the snug/study on the ground could be utilised as a 4th bedroom.

With views across to Gurnard Village and over the Solent, this coastal property really offers everything you could ask for in a detached family home by the sea.

Council tax band E



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Accommodation

Ground floor

Porch

Entrance Hall

Snug/study/bedroom 4 - 11 x 10.6

Lounge/diner - 22 x 12.4

Kitchen - 14 x 9.2

Utility room and WC

First floor

Bedroom 1 - 16.10 x 12.2

Bedroom 2 - 11.4 x 12.7

Bedroom 3 - 8 x 7.9

Bathroom

Outside

Front & rear gardens

Driveway

Garage

