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Fairway, Darragh, Port Erin, IM9 6JB
Asking Price £299,999

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Semi detached house in a most enviable location with breathtaking and panoramic views over Port Erin Bay and towards Bradda Head. Partly refurbished, this home offers excellent potential for further development. Close access to the village with it's excellent choice of amenities, including Athol Park, Breagle Glen, Steam Railway station and stunning beachfront. The ground floor accommodation comprises generous lounge with wonderful views over the bay, dining room, kitchen and utility area/rear porch. To the first floor are three bedrooms, two with spectacular views over the bay, separate w.c., bathroom and a good sized attic room to the second floor, again with superb sea and coastal views. Lawned garden to the front and courtyard garden with lawned area to the rear.





LOCATION

Travelling along Station Road towards The Promenade, turn left into Strand Road and proceed ahead into St Georges Crescent. At the top of the road turn left into Ballafurt Road and continue up the hill. Turn right along the Darragh where 'Fairway' can be located a short distance along on the left hand side.

PORCH

Quarry tiled floor. Door to hallway.

LOUNGE

17' 5" x 12' 9" (5.30m x 3.88m)

Generous and bright reception leading into feature bay window with spectacular views over Port Erin Bay and towards Bradda Head. Fireplace with open grate, oak front surround with decorative fire inset and hearth.

DINING ROOM

13' 1" x 10' 9" (3.98m x 3.27m)

Feature open grate fireplace with surround.

KITCHEN

8' 10" x 7' 10" (2.69m x 2.39m)

Stainless steel sink unit. Door to:

UTILITY AREA

8' 10" x 4' 10" (2.69m x 1.47m)

FIRST FLOOR

LANDING

Built-in cupboard. Enclosed staircase to attic room.

SEPARATE W.C.

Newly fitted window, new outside 'block work'.

BATHROOM

Panelled bath and wash hand basin. Newly fitted window.

BEDROOM 2

11' 6" x 9' 2" (3.50m x 2.79m)

Rear aspect with lovely rural views.

BEDROOM 1

14' 2" x 9' 8" (4.31m x 2.94m)

Feature bay window with superb, uninterrupted views over Port Erin Bay and towards Bradda Head.

BEDROOM 3

9' 11" x 8' 7" (3.02m x 2.61m)

Front aspect, again with magnificent views over the Bay and coastline.

ATTIC ROOM

17' 0" x 10' 11" (5.18m x 3.32m)

Excellent versatile space offering panoramic views over Port Erin Bay and towards Bradda Head.

OUTSIDE

Lawned garden to front with parking. Rear courtyard with raised lawned area. Additional parking area opposite.

GARAGE

Newly built detached garage.

SERVICES

Mains water, drainage and electricity. New roof. Renovated stain glass widows. Garage newly built. Rear kitchen wall re-built. No central heating. Would benefit from re-wiring.

POSSESSION

Vacant possession on completion of purchase. Freehold. No onward chain. The company do not hold themselves responsible for any expenses which may be incurred in visiting the same should it prove unsuitable or have been let, sold or withdrawn.

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DOUGLAS

31 Victoria Street
Douglas IM1 2SE
T. 01624 623778
E. douglas@chrystals.co.im

PORT ERIN

23 Station Road
Port Erin IM9 6RA
T. 01624 833903
E. porterin@chrystals.co.im

COMMERCIAL

Douglas Office: 01624 625100, commercial@chrystals.co.im

RENTALS

Douglas Office: 01624 625300, douglasrentals@chrystals.co.im

Directors: Shane Magee M.R.I.C.S.; Neil Taggart BSc (Hons), M.R.I.C.S.; Joney Kerruish BSc (Hons), M.R.I.C.S.; Dafydd Lewis BSc (Hons), M.R.I.C.S., MA (Cantab), Dip Surv Prac.; Consultants: Keith Kerruish
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