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Pinfold Cottage, Andreas Road, Andreas, IM7 4EN

**Asking Price £765,000**

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A stylishly refurbished detached country house set in private plot with easy reach of Andreas Village. There are new luxury fittings and finishes throughout and the property extends to 4 bedrooms (1 en-suite), 3 reception areas, smart fully equipped breakfast kitchen with utility, cloakroom and family bathroom. Freshly painted inside and out and with all new floor coverings. Outside there is a detached double garage and parking for several cars. There are easily maintain private grounds, Oil fired central heating and double glazing. A real hidden gem where viewing is a must.





## LOCATION

From Ramsey travel north on the A9 towards Andreas Village. Pass Vondys garage and the entrance to Brightlife and the property can be located a short distance on the left hand side, clearly identified by our For Sale Board.

**PORCH** 5' 2" x 4' 2" (1.57m x 1.27m)

**HALLWAY** 9' 10" x 6' 10" (2.99m x 2.08m)

**CLOAKROOM** 4' 9" x 6' 9" (1.45m x 2.06m)

**LOUNGE** 15' 3" x 12' 9" (4.64m x 3.88m)

### **DINING ROOM**

10' 7" x 12' 9" (3.22m x 3.88m)

### **BREAKFAST AREA/SNUG**

10' 7" x 11' 6" (3.22m x 3.50m)

### **KITCHEN**

18' 2" x 11' 0" (5.53m x 3.35m)

### **UTILITY ROOM**

7' 8" x 6' 4" (2.34m x 1.93m)

### **FIRST FLOOR**

### **LANDING**

9' 3" x 6' 7" (2.82m x 2.01m)

### **BEDROOM 1**

14' 6" x 12' 9" (4.42m x 3.88m)

### **ENSUITE SHOWEROOM**

8' 4" x 6' 7" (2.54m x 2.01m)

### **BEDROOM 2**

11' 4" x 12' 9" (3.45m x 3.88m)

### **BEDROOM 3**

16' 0" x 11' 2" (4.87m x 3.40m)

### **BEDROOM 4**

10' 0" x 9' 11" (3.05m x 3.02m)

### **FAMILY BATHROOM**

6' 5" x 7' 11" (1.95m x 2.41m)

### **GARAGE**

17' 9" x 18' 2" (5.41m x 5.53m)

### **OUTSIDE**

Private plot, set down from the road, with easily maintained lawned areas surrounding.

### **SERVICES**

Mains water and electricity. Private drainage. Oil central heating.

### **VIEWING**

Viewing is strictly by appointment through CHRYSTALS. Please inform us if you are unable to keep appointments.

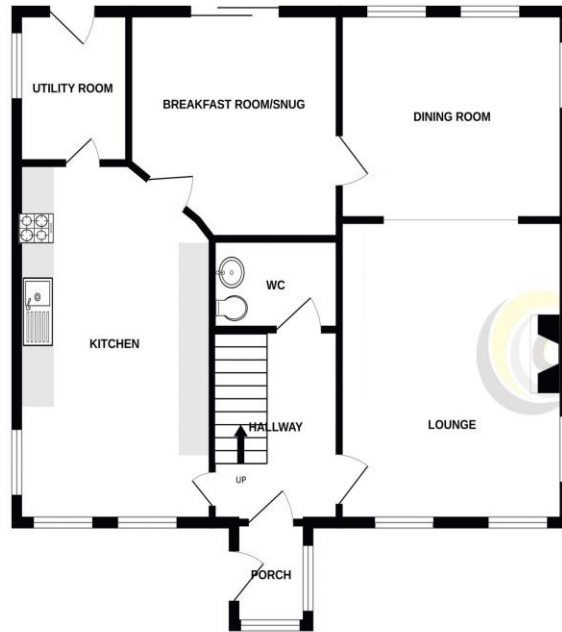
### **POSSESSION**

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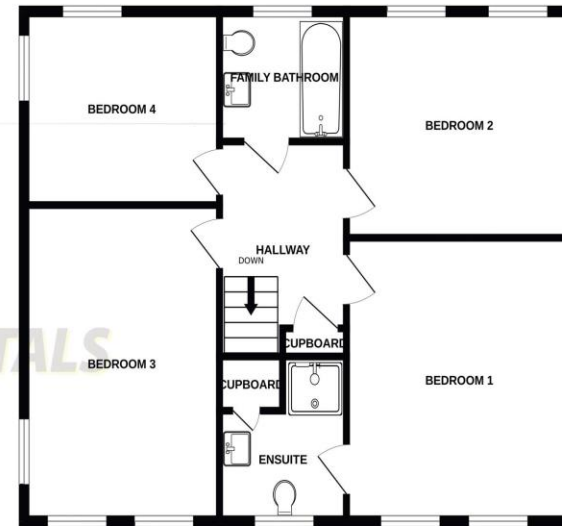




GROUND FLOOR



1ST FLOOR



Measurements are approximate. Not to scale. Illustrative purposes only  
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Since 1854



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