



## 11 GLEN DARRAGH GARDENS

GLEN VINE, IM4 4DD

£949,950  
FREEHOLD

Substantial five bedroom, three En Suite executive detached property offered for sale with no onward chain. Property includes three generous reception rooms, private and secure south west facing rear garden and oversized double garage with Studio above incorporating an additional Bathroom.

 **Plum  
Properties**

T: 01624 820600  
E: [hello@plumproperties.im](mailto:hello@plumproperties.im)  
W: [www.plumproperties.im](http://www.plumproperties.im)

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- 5 Bed Detached House • Three of which incorporate En Suite facilities • Spacious Property stretching to approaching 4,000 square feet • Three Flexible Reception Rooms • Dining Kitchen with Garden Aspect • Family Bathroom • Fibre Broadband Available • Double Garage with Studio Over • Secure and Private South West Rear Garden • Large Plot in Sought After Location



## SUMMARY

This modern detached double fronted 5 bed executive property stretching to nearly 4,000 square feet located on a private and picturesque country lane in the popular and family friendly village of Glen Vine sits proudly on a generous 1/3rd acre plot.

Glen Darragh Gardens is a highly desirable development of fifteen executive properties. The area is both quiet and peaceful and benefits from lovely rural views. It is conveniently located across the road from the local primary school, whilst the centre of Douglas is easily reachable within a ten minute drive and the airport within 15 minutes. Positioned outside of the TT course, the property is not disrupted during the various motorcycle festivals and road closures.

On the upper floor of the property there are five double bedrooms, three of which benefit from en suite facilities and a Family Bathroom. Many of the Bedrooms include custom built wardrobes. The ground floor has an open plan feel and comprises a range of generous reception rooms and with a Dining Kitchen with Utility Room. Three rooms have double doors leading to a large South West facing secure rear garden.

Externally a driveway provides off road parking for multiple vehicles. A double garage with external stairs and Studio on the upper floor has its own bathroom.

Front and south west facing secure rear gardens laid to lawn.

No onward Chain

## ADDITIONAL INFORMATION

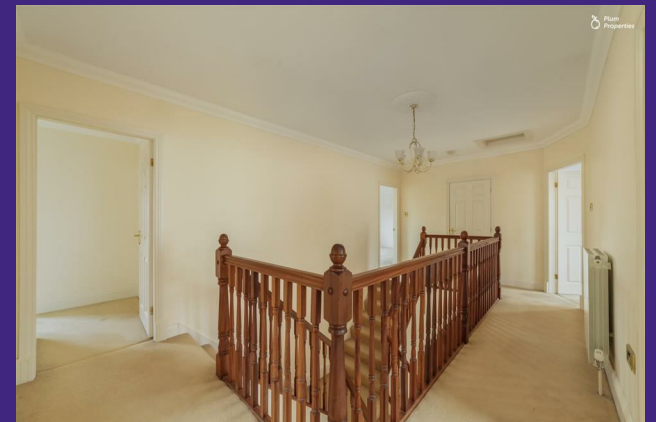
- uPVC Double Glazed throughout
- Oil Fired Central Heating
- Appliances Include Integrated Dishwasher, American Fridge Freezer and Gas Hob.
- Located on a Leafy Street Containing 15 Executive Properties
- Fibre Broadband Available in Area
- Primary School Catchment: Marown School, Glen Vine
- Secondary School Catchment: Queen Elizabeth II High School, Peel

## DIRECTIONS

Travelling from along the TT course from the Quarterbridge roundabout, continue through Braddan, beyond Union Mills and into Glen Vine. Continue beyond the traffic lights at Ballagarey, and turn left at the next set of lights onto Glen Darragh Road, and take the second left onto Glen Darragh Gardens where number 11 can be found on the right hand side.



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## ADDITIONAL INFORMATION

**Local Authority** –

**Council Tax** – Band

**Viewings** – By Appointment Only

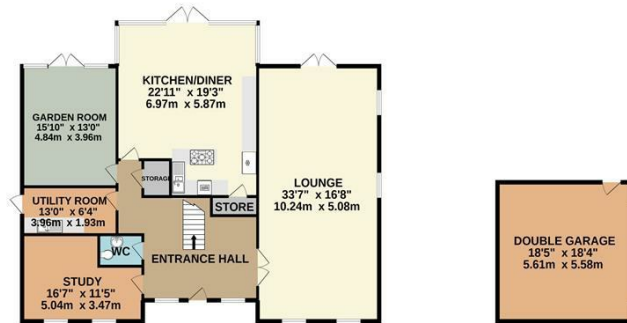
**Floor Area** – 3980.00 sq ft

**Tenure** – Freehold





GROUND FLOOR  
2047 sq.ft. (190.2 sq.m.) approx.



**Plum Properties**  
1ST FLOOR  
1937 sq.ft. (179.9 sq.m.) approx.



TOTAL FLOOR AREA: 3984 sq ft. (370.1 sq.m.) approx.  
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of floors, windows, doors and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
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T: 01624 820600  
E: hello@plumproperties.im  
W: www.plumproperties.im

Head Office Sales  
14 Tynwald Street  
Douglas  
Isle Of Man  
IM1 1BG

01624 820600  
hello@plumproperties.im  
<http://www.plumproperties.im>

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