

CENTRAL PROMENADE

DOUGLAS, IM2 4JL

£115,000
LEASEHOLD

Ideal first property for an investor or purchaser, a contemporary studio apartment situated in the heart of Douglas promenade in the ever popular Spectrum development with its own dedicated underground parking bay.

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Properties**

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CENTRAL PROMENADE

- Central Douglas Promenade Studio Apartment • Convenient for Shops, Bars, Beach and Town Centre • Studio Room with Rear Outlook • Contemporary Kitchen with Quality Appliances • Modern Bathroom with Excellent Storage • Utility Cupboard with Pressurised Water Cylinder • Third Floor Appointment • Allocated Parking Bay No 90 • Ideal Entry Property for First Time Buyer or Investor • No Onward Chain



SUMMARY

Ideal first property for an investor or purchaser, a contemporary studio apartment situated in the heart of Douglas promenade with its own dedicated underground parking bay.

Constructed in 2009, Spectrum Apartments are arguably the most popular apartment block development on the Island, with its contemporary finish throughout, premium appliances, attractive communal courtyard and its central promenade location ideal for all of the amenities that Douglas has to offer.

This attractive Studio apartment is appointed on the third floor of the building and is located at the rear of the property ensuring it is quiet and peaceful set back from the hustle and bustle of the Promenade. The apartment is entered through a Central Hallway with the Studio room at the rear. This generous space is light and bright benefitting from an oversized, and provides ample room for a double bed, wardrobe and sofa.

A separate Kitchen has striking walnut base and contrast wall units with matching counter top. Appliances include an integrated fridge freezer as well as a Siemens electric oven and hob with extractor above. A modern Family Bathroom houses a bath with shower over, wash basin and floating WC.

A cleverly concealed cupboard provides generous Bathroom storage.

Completing the accommodation within the apartment are two storage cupboards. One is a utility cupboard that houses a pressurised water cylinder as well as a washer dryer that is included within the asking price. The second storage cupboard is equally generous in size and can be used as a cloak or a space saving wardrobe as required.

Outside a communal courtyard garden space is popular with residents seeking peace and tranquility with ample seating and various water features. Immediately to the front of the property is Douglas Promenade, with the town centre, shops, bars and beach all within easy reach on foot. For those seeking to travel further, the apartment comes with its own dedicated parking bay.

ADDITIONAL INFORMATION

- Electric Storage Heaters
- Double Glazing
- Pressurised Water Cylinder
- Allocated Parking Bay No 90

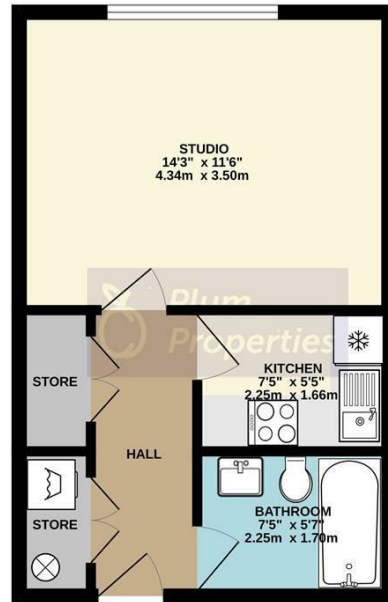
DIRECTIONS

From the sea terminal travel along the Promenade in a northerly direction past both roundels and the property can be found on the left hand side immediately after the Empress Hotel.

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GROUND FLOOR
321 sq.ft. (29.8 sq.m.) approx.



TOTAL FLOOR AREA : 321 sq.ft. (29.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms 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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