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South Court, Ramsey Road, Laxey, IM4 7PX
Asking Price £1,075,000

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Discover South Court, an exceptional coastal retreat set in approximately 1.5 acres on the outskirts of Laxey. This spacious bungalow offers unrivalled panoramic views stretching across the Cumbrian Coast, creating a breathtaking backdrop to a unique home. The leisure complex is a standout feature, boasting a large oval swimming pool, jacuzzi, sauna, shower facilities, and a kitchenette, creating the ultimate space for relaxation and hosting guests. The accommodation comprises 3 Reception, study, sun room, kitchen and conservatory. There are 4 Bedrooms and 3 Bathrooms (2 ensuite). For those with a vision, the basement offers further development opportunities, currently used as storage, a wine cellar, and a plant room. With its generous space, it could be transformed into a self-contained apartment, a home gym, a cinema room, or a private office, adding even more versatility and value to the property. The mature gardens provide a secluded haven, with spacious lawns leading down towards the historic electric tramlines, offering a truly unique setting. South Court presents a rare opportunity for expansion or redevelopment or the potential to create multiple dwellings (subject to planning approval).





LOCATION

Situated along the scenic Coast Road to Ramsey, South Court enjoys a peaceful yet convenient position, just moments from Laxey's charming village amenities and stunning beaches. Leaving Laxey Village and heading north along the Coast Road to Ramsey, the property can be found on the right hand side shortly before the turning down Minorca Hill.

PORTICO ENTRANCE

Stone steps leading to wooden part glazed door to

VESTIBULE 9' 6" x 5' 11" (2.9m x 1.8m)

Tiled floor. Coved ceiling. Ceiling light. Radiator. Decorative archway. Security alarm.

CLOAKROOM

Tiled floor. Part tiled walls. Pedestal wash hand basin and WC. Downlights. Opaque window. Radiator.

ENTRANCE HALL

12' 10" x 12' 6" (3.9m x 3.8m)

Carpeted floor. Radiator. Coved ceiling. Feature archway. Downlights. Ceiling light. 3 wall lights. Multiple plug sockets.

STUDY 13' 5" x 9' 6" (4.1m x 2.9m)

Archway. Carpeted floor. Multiple plug sockets. Coved ceiling. Ceiling light. Fitted shelving with triple doors and hanging space. Double glazed window to rear aspect. Radiator. Stove on tiled hearth.

KITCHEN 10' 6" x 10' 2" (3.2m x 3.1m)

Fitted with a good range of base and eye level units with laminate worktops. 1 1/2 bowl sink with mixer tap. Electric oven and grill, microwave and 4 ring hob with extractor above. Glazed wall cabinet. Space for fridge freezer. Fully tiled walls. Wooden floor. Ceiling light. Large double glazed window to front aspect. Multiple plug sockets.

LOUNGE 19' 8" x 13' 5" (6m x 4.1m)

Carpeted floor. 3 wall lights. Ceiling lights. Coved ceiling. 2 radiators. Feature fireplace with granite hearth with marble surround with inset stove. Multiple plug sockets. Double glazed window to side aspect.

SUNROOM 18' 4" x 13' 1" (5.6m x 4m)

Double glazed windows throughout. Feature stone wall. Fuel burner. Storeroom. Double glazed door to front garden. Double glazed doors to balcony.

DINING ROOM 17' 5" x 13' 9" (5.3m x 4.2m)

Carpeted floor. Coved ceiling. Downlights. 3 radiators. Double glazed window to side aspect. Sliding doors to rear terrace.

INNER HALL

Tiled floor. Coved ceiling. Downlights. Double glazed bi-fold doors to rear terrace. Radiator.

HALL

Carpeted floor. Airing cupboard housing water pressure tank. Radiator. Coved ceiling. Loft hatch.

BATHROOM

Four piece suite comprising panelled bath, vanity wash hand basin, WC and bidet. Shower cubicle. Tiled floor. Fully tiled walls. 2 double glazed opaque windows. Coved ceiling. Extractor fan. Downlights. Airing cupboard.

BEDROOM 1 13' 1" x 9' 6" (4m x 2.9m)

Carpeted floor. Coved ceiling. Ceiling light. Radiator. Multiple plug sockets. Double glazed window to rear aspect. Fitted cupboards with shelving.

BEDROOM 2 10' 10" x 10' 2" (3.3m x 3.1m)

Carpeted floor. Coved ceiling. Ceiling light. Radiator. Multiple plug sockets. Double glazed window to rear aspect. Fitted cupboards with shelving.

SUNROOM

Tiled floor. Double glazed windows throughout. 3 radiators.

BEDROOM 3 15' 9" x 14' 5" (4.8m x 4.4m)

Carpeted floor. Coved ceiling. Double glazed windows to rear aspect. Radiator. Archway. Inner hallway to

ENSUITE BATHROOM

Three piece suite comprising panelled bath, WC and pedestal wash hand basin. Tiled floor. Fully tiled walls. Opaque glazed window. Extractor fan. Radiator. Downlights.

HALLWAY

Leading to side Sunroom which wraps around to the front terrace. Archway to

MASTER BEDROOM

23' 7" x 14' 1" (7.2m x 4.3m)

Carpeted floor. 3 double glazed windows. Ceiling light. Downlights. Fitted wardrobes with shelving and hanging space. 2 wall lights.

ENSUITE BATHROOM

Five piece suite comprising WC, bidet, his and hers vanity wash hand basins with cabinets and shelving with mirror. Jacuzzi bath and walk-in shower cubicle. 2 double glazed windows. Extractor fan. Downlights. Fully tiled walls. Tiled floor. Loft hatch. sliding door to

SWIMMING/LEISURE COMPLEX

There is a large oval swimming pool with cover, side sauna and plenty of paved seating areas surrounding for entertaining. There are windows surrounding allowing natural light and a high vaulted wooded ceiling. There is a kitchenette area with cooking facilities, utility room with plumbing for a washing machine and shower along with sauna and additional shower room. Ceiling downlights.

BASEMENT

This is accessed externally and comprises a plant room, wine cellar, storage room and cloakroom.

OUTSIDE

The house is approached via stone pillars winding down a tarmac driveway lined by palm trees leading to the parking/turning area. There are two Garages both with electric up and over doors. Power and light and housing boiler. The rear garden slopes down from the main road and are mainly laid to lawn but sheltered by mature trees offering privacy. The front gardens can be accessed via the front terrace leading down a set of stone steps which lead you to a large grassed area which boundary meets the tramlines.

SERVICES

Mains water, electricity and drainage. Oil central heating.

VIEWING

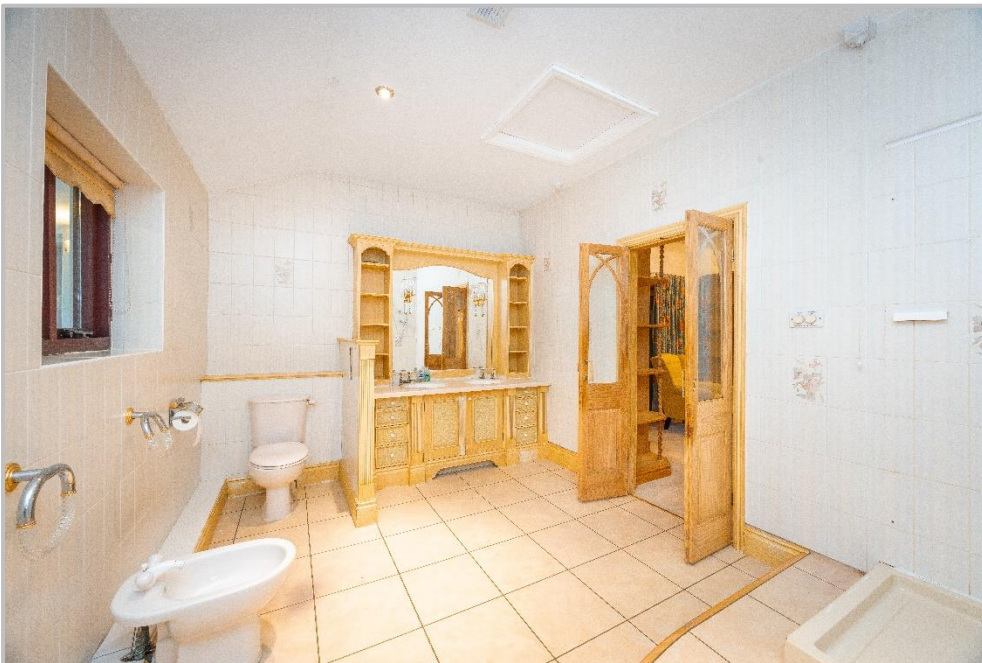
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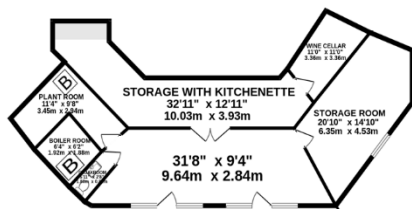
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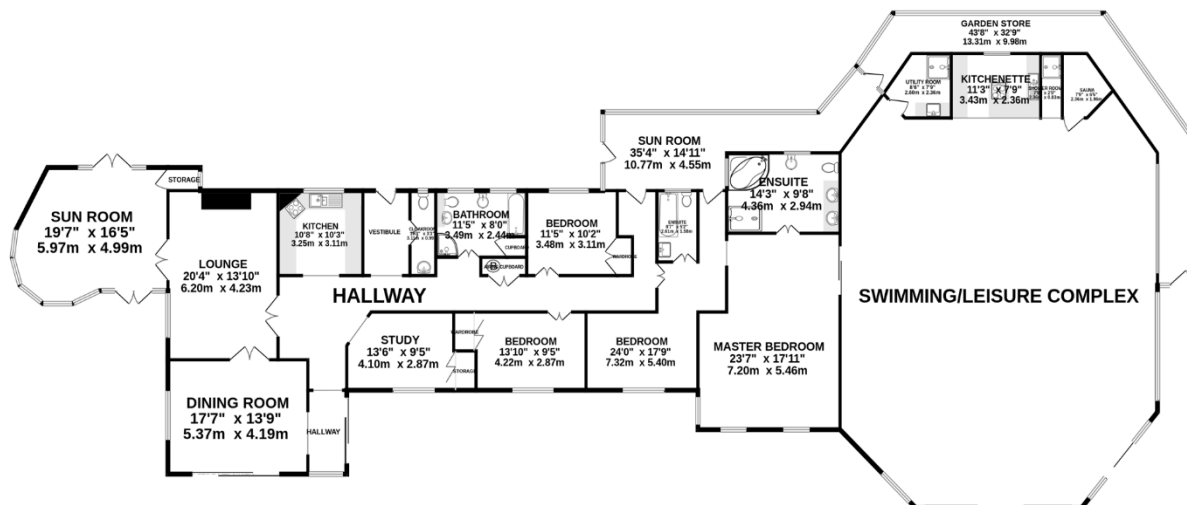




BASEMENT
798 sq.ft. (74.1 sq.m.) approx.



GROUND FLOOR



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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