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3 Orange Grove House, Orchard Road, Port Erin, IM9 6DJ

Asking Price £185,000

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Well presented modern first floor apartment with pleasant distance sea views, centrally located for easy access to all Port Erin beach, shops and amenities. Accommodation comprises spacious lounge, fitted kitchen, 2 bedrooms and shower room. Allocated parking space. No onward chain.



LOCATION

Travelling into Port Erin on Station Road from the Four Roads roundabout turn right into Bridson Street, opposite the garage. Turn left into Orchard Road and the apartments can be found on the left hand side.

HALLWAY

Built-in airing cupboard.

DINING/KITCHEN

14' 3" x 7' 5" (4.35m x 2.25m)

Well fitted with white gloss fronted wall and base units with contrasting worktops incorporating integral fridge/freezer, stainless steel sink unit, washing machine, gas central heating boiler. Opening to:

LOUNGE

12' 0" x 10' 10" (3.66m x 3.29m)

Distant sea views.

BEDROOM 1

14' 2" x 9' 4" (4.31m x 2.84m)

Pleasant distant sea views.

BEDROOM 2

12' 8" x 6' 9" (3.85m x 2.07m)

Rear aspect.

SHOWER ROOM

Large shower cubicle, wash hand basin, w.c., tiled walls, Xpelair.

OUTSIDE

1 Designated parking space.

SERVICES

Mains water, drainage and electricity. Gas central heating. uPVC double glazing.

POSSESSION

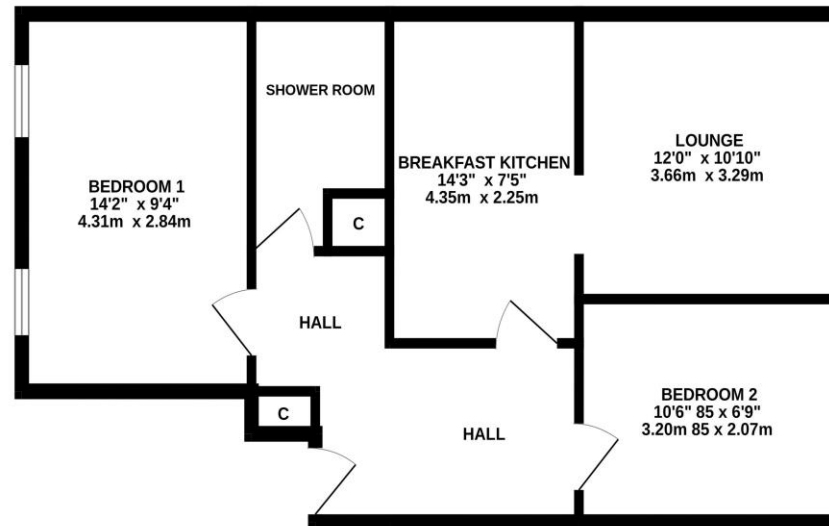
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GROUND FLOOR
583 sq.ft. (54.2 sq.m.) approx.



TOTAL FLOOR AREA : 583 sq.ft. (54.2 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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Since 1854



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