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8 Cronk Cullyn, Colby, IM9 4NQ
Asking Price £495,000

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Lovely well appointed detached true bungalow, situated in quiet cul-de-sac location, with local shop close-by. The light and airy accommodation comprises good sized lounge, dining room, breakfast kitchen, utility room, 3 bedrooms, en-suite shower room, bathroom and integral double garage. Outside is a well manicured private rear garden laid to lawn and patio area. To the front is a good sized block paved driveway. Viewing highly recommended to appreciate this lovely home!



LOCATION

Travelling from Port Erin through Colby, passing the Colby Glen Public House, take the second turning on the left hand side into Cronk Y Thatcher. Proceed ahead into Cronk Cullyn and bear left at the junction. Turn first left again and number 8 is the second to last property on the left hand side.

PORCH

Glass panelled door to:

ENTRANCE HALLWAY

Spacious welcoming hallway with built in double cloaks cupboard and airing cupboard.

LOUNGE

15' 4" x 14' 4" (4.67m x 4.37m)

Double multi-pane glazed doors lead to a lovely light and airy room. Marble fireplace with gas fire inset. Sliding patio doors to rear garden. Opening through to:

DINING ROOM

14' 1" x 9' 5" (4.29m x 2.87m)

Pleasant views over rear garden. Door leading to hallway.

BREAKFAST KITCHEN

13' 1" x 11' 7" (3.98m x 3.53m)

Excellent range of beech fronted wall and base units with contrasting granite effect worktops

incorporating 1 1/2 bowl stainless steel sink unit, gas hob, electric oven, undercounter integral fridge, dishwasher, tiled splashbacks. Door to:

UTILITY ROOM

14' 0" x 5' 10" (4.26m x 1.78m)

Matching wall and base units with worktops incorporating stainless steel sink unit, plumbing for washing machine, freestanding freezer, tiled splashbacks. Loft access (with ladder). Door to rear garden. Door to:

INTREGRAL DOUBLE GARAGE

18' 5" x 18' 0" (5.61m x 5.48m)

Fitted wall and base units with worktops. Power and lighting. Window for natural light. Sectional garage door.

BEDROOM 1

12' 3" x 12' 2" (3.73m x 3.71m)

Nicely fitted wall of built-in wardrobes. Front aspect.

EN-SUITE SHOWER ROOM

Shower cubicle, w.c., wash hand basin, half tiled walls, towel rail, Xpelair extractor fan, downlighters, tiled floor.

BEDROOM 2

11' 9" x 10' 5" (3.58m x 3.17m)

Nice sized double bedroom with built-in wardrobes. Front aspect.

BEDROOM 3

9' 2" x 11' 8" (2.79m x 3.55m)

Built-in wardrobes.

BATHROOM

White suite comprising panelled bath with shower attachment and glazed screen, wash hand basin, w.c., part tiled walls, tiled floor, Xpelair extractor fan, downlighters, white ladder style heated towel rail.

OUTSIDE

South-west facing enclosed private rear garden mainly laid to lawn with paved patio area. Side access. Outside tap. To the front is lawned area and a good sized block paved driveway.

SERVICES

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

POSSESSION

Freehold. Vacant possession on completion. No onward chain. The company do not hold themselves responsible for any expenses which may be incurred in visiting the same should it prove unsuitable or have been let, sold or withdrawn. DISCLAIMER - Notice is hereby given that these particulars, although believed to be correct do not form part of an offer or a contract. Neither the Vendor nor Chrystals, nor any person in their employment,

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Since 1854



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