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Ravenscliffe, Fort Anne Road, Douglas, IM1 5BN  
**Asking Price £3,250,000**

Dating back to 1849, Ravenscliffe is a landmark Victorian residence and one of the earliest grand mansion homes established in Douglas. Set dramatically above the coastline, the property occupies a commanding cliff-top position with far-reaching views across Douglas Bay, the harbour entrance and the Tower of Refuge, with the Manx hills and distant Lake District forming a striking backdrop. The estate is enclosed by substantial stone walls, creating a rare sense of seclusion so close to the town. Entry is gained through electric wrought-iron gates leading to a broad macadam driveway, which curves around a central water feature providing ample parking and turning space. Elevated within the grounds is a south-facing heated outdoor swimming pool, accompanied by paved terraces, designated entertaining areas, landscaped lawns, pergola and decking. Garaging accommodates up to five vehicles and includes an electric vehicle charging point.

Inside, the house showcases the craftsmanship of its era, with notable original features throughout. These include impressive ceiling heights, elaborately detailed cornicing and ceiling roses, parquet flooring, marble fireplaces and substantial skirting boards. The main reception rooms are positioned to maximise the coastal outlook, offering uninterrupted views across the bay and beyond.



## LOCATION

From the Sea Terminal, follow Bath Place and across the lifting bridge over the harbour. Turn right along the South Quay and take the first left up Fort Anne Road. Ravenscliffe can be found a short distance on the left hand side.

## ENTRANCE PORCH

10' 0" x 7' 8" (3.05m x 2.34m)

## ENTRANCE HALL

32' 7" x 12' 10" (9.92m x 3.91m)

## LOUNGE

20' 0" x 12' 10" (6.09m x 3.91m)

## CONSERVATORY

15' 8" x 11' 3" (4.77m x 3.43m)

## KITCHEN

22' 0" x 10' 0" (6.70m x 3.05m)

## DRAWING ROOM

27' 7" x 16' 0" (8.40m x 4.87m)

## DINING ROOM

27' 2" x 16' 0" (8.27m x 4.87m)

## LOWER GROUND FLOOR

### CINEMA ROOM

12' 10" x 12' 3" (3.91m x 3.73m)

### SNOOKER ROOM

24' 8" x 18' 2" (7.51m x 5.53m)

## WINE CELLAR

18' 3" x 10' 0" (5.56m x 3.05m)

## STUDY

13' 0" x 10' 0" (3.96m x 3.05m)

## FIRST FLOOR: HALF LANDING

## FAMILY BATHROOM

9' 1" x 5' 3" (2.77m x 1.60m)

## LINEN CUPBOARD

10' 1" x 3' 7" (3.07m x 1.09m)

## FAMILY BATHROOM

9' 10" x 9' 3" (2.99m x 2.82m)

## BEDROOM 2

19' 11" x 13' 7" (6.07m x 4.14m)

## LINEN CUPBOARD

## BEDROOM 3

22' 4" x 20' 2" (6.80m x 6.14m)

## MASTER BEDROOM

18' 8" x 14' 5" (5.69m x 4.39m)

## BEDROOM 4

15' 11" x 11' 1" (4.85m x 3.38m)

## OUTSIDE

Access to upper lawn, decked seating, pergola seating area and vegetable beds. The perfect garden for outdoor cooking and entertaining. Swimming Pool area: Heated outdoor Kidney shaped pool with entertaining/sitting area. Gazebo.

## SINGLE GARAGE

25' 6" x 21' 5" (7.77m x 6.52m)

## 4 STAR HOLIDAY COTTAGE

### ENTRANCE HALL

KITCHEN DINER: 17'11 x 11'4

LOUNGE: 22'3 x 15'5

FIRST FLOOR: LANDING

MASTER BEDROOM: 22'2 x 16'6

ENSUITE: 10' x 6'2

FAMILY BATHROOM: 6'4 x 5'4

BEDROOM 15'5 x 11'2

OUTSIDE: South facing patio and decked terrace.

## WORKSHOP

20' 2" x 15' 8" (6.14m x 4.77m)

## DOUBLE GARAGE

25' 6" x 21' 5" (7.77m x 6.52m)

## SERVICES

All mains services installed. Oil central heating to main house and gas fired central heating to the lodge. Separate heating system for the outdoor swimming pool.

## VIEWING

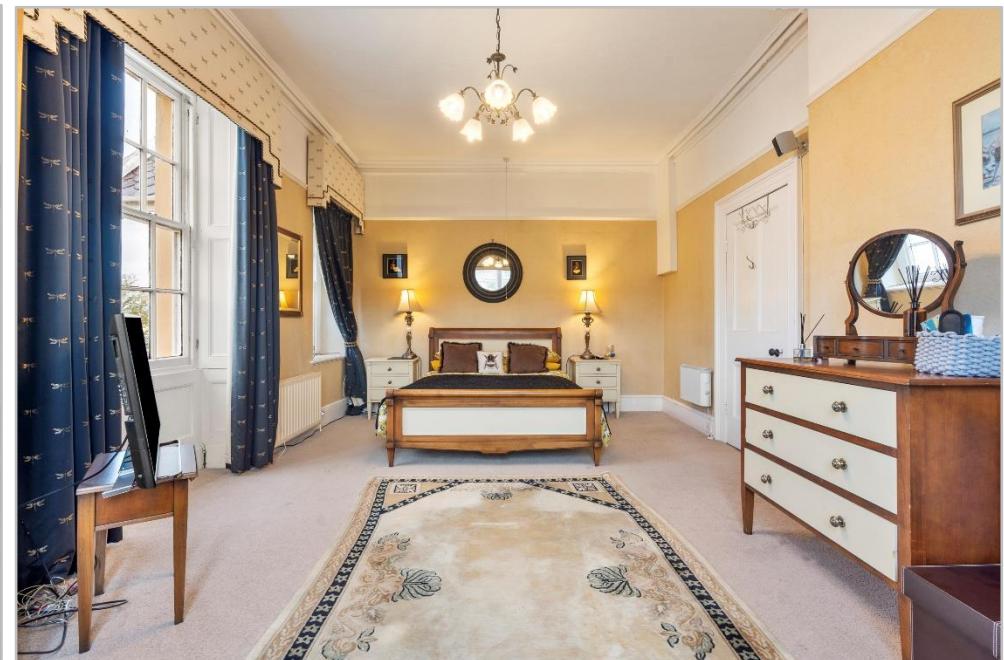
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## POSSESSION

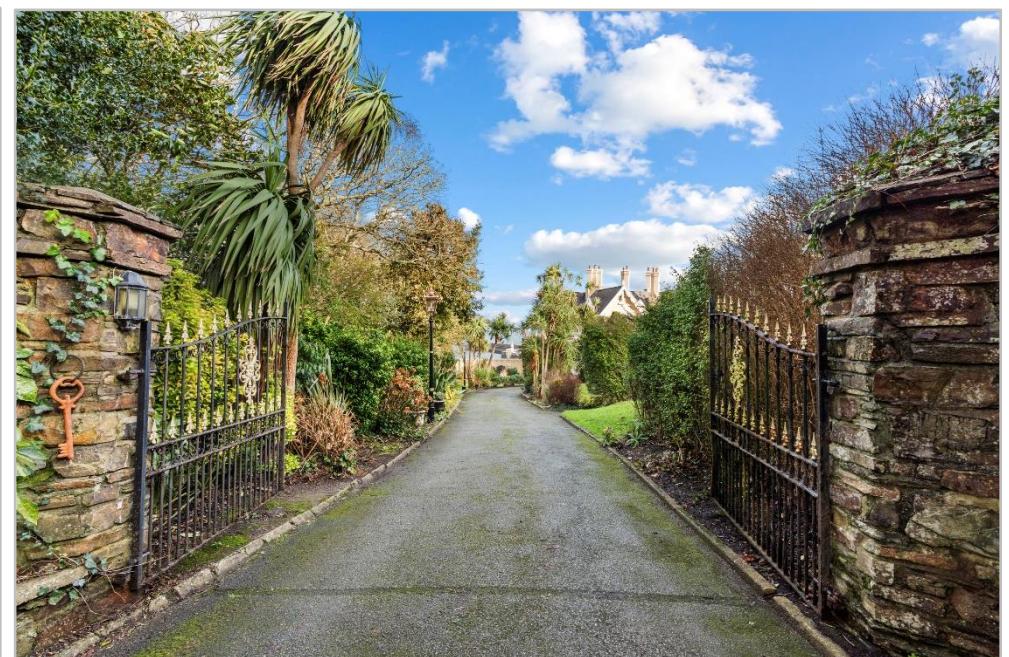
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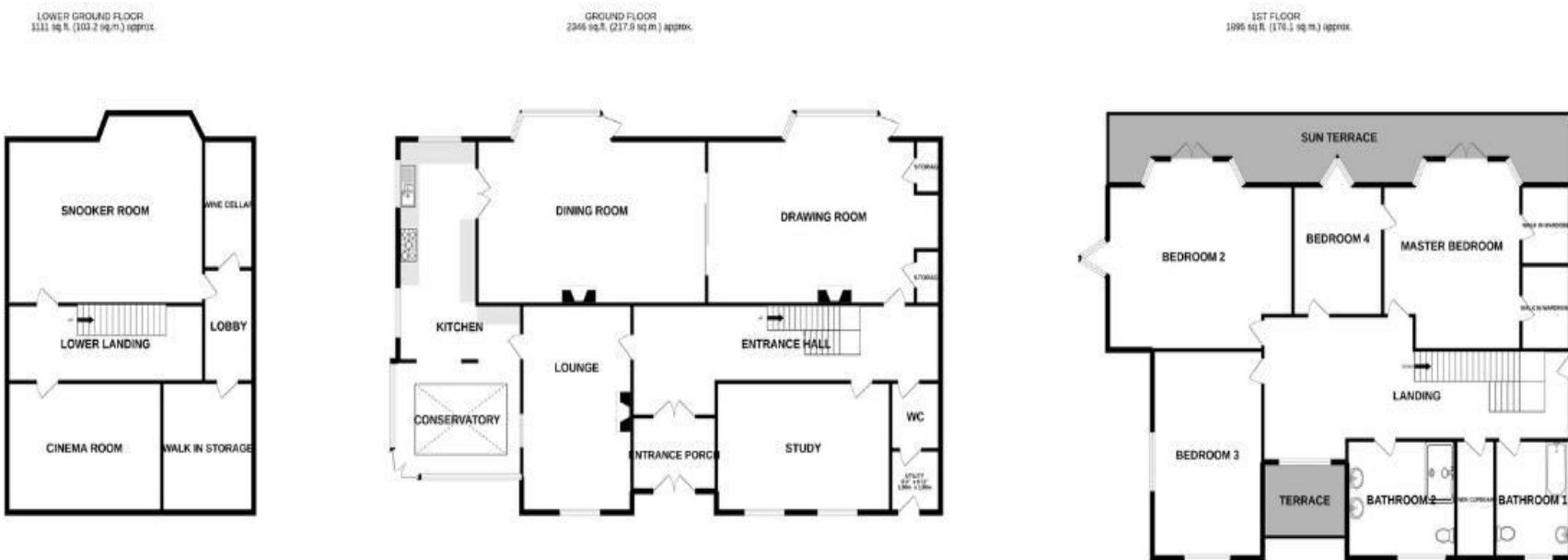








# Ravenscliffe House Floor plan



TOTAL FLOOR AREA : 5352 sq.ft. (497.2 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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