



Ballabundu Chapel Lane, Baldrine, Isle of Man, IM4 6DG
Asking Price £879,950



- **Stunning extended family home in Baldrine with sea views to the front**
- **Private, south-facing garden with countryside views to the rear**
- **Four spacious double bedrooms, three with en suites, including a luxurious ground floor master suite with direct access to the garden**
- **Spectacular open-plan kitchen, dining and living space with vaulted ceilings, skylights, and bi-folding doors leading to the rear garden**



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Nestled in the picturesque setting of Chapel Lane, Baldrine, Ballabundu is an impressive and beautifully refurbished family home, occupying approximately 0.75 of an acre. This charming and deceptively spacious residence has been thoughtfully extended to provide stylish, contemporary living, perfectly blended with characterful features.

Upon entering the property via the side porch, you are welcomed into a bright and inviting hallway that immediately sets the tone for the rest of the home. To the front, you'll find a generous living room with a striking vaulted ceiling and a feature open grate fireplace – a cosy yet elegant space to unwind, made even more special by the distant sea views visible through the large windows.

The true heart of the home lies to the rear in the spectacular newly created 'super room' – an open-plan kitchen, dining, and living area that is sure to impress. Designed with both family life and entertaining in mind, this show-stopping space is flooded with natural light thanks to two vaulted ceiling skylights and expansive bi-folding doors, which seamlessly connect the indoors with the south-facing rear garden. The kitchen itself is ultra-modern, boasting sleek cabinetry and high-end finishes, with a good-sized utility room conveniently located just off this space.

The ground floor is home to the impressive master bedroom suite, complete with en suite shower room and French doors opening onto the rear garden – a perfect place to enjoy your morning coffee with views over the countryside. There are two further double bedrooms on this level, one of which benefits from its own en suite, as well as a stylish family bathroom and a modern WC off the hallway.

Upstairs, the first floor offers a large and versatile double bedroom with en suite shower room and access to attic storage – ideal for guests or older children looking for their own space.





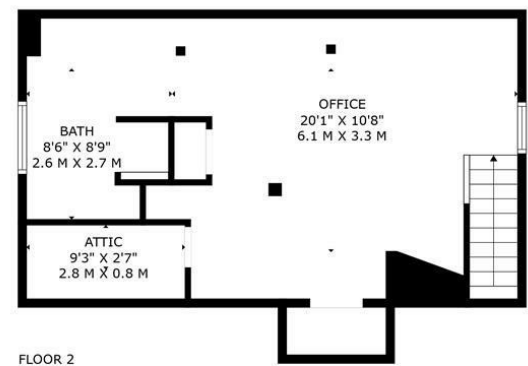
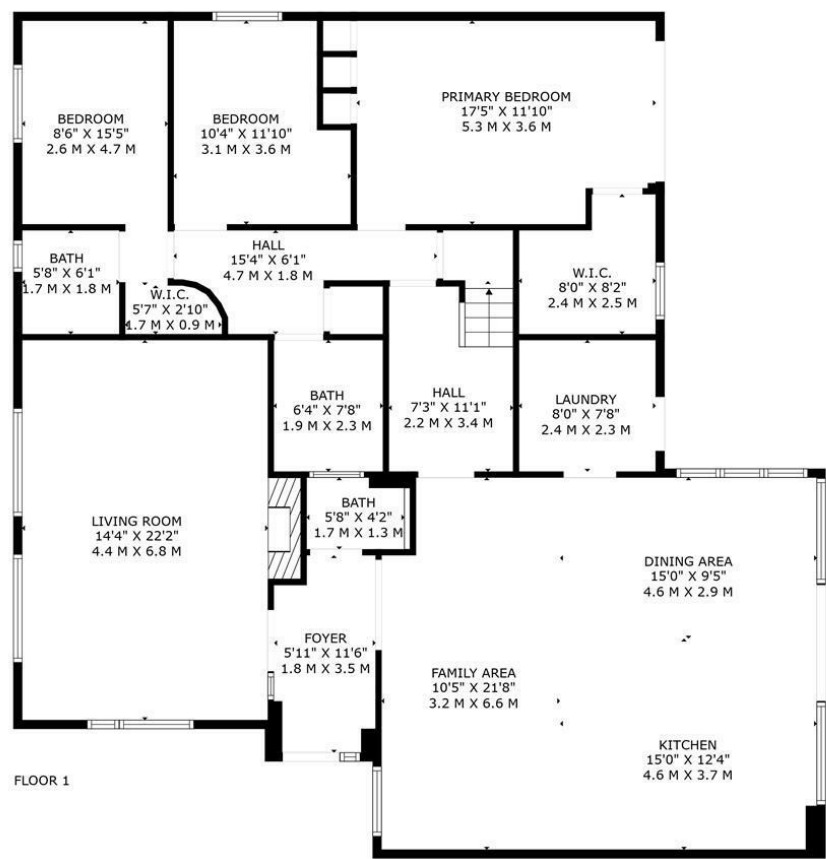












TOTAL: 2159 sq. ft, 201 m2
FLOOR 1: 1840 sq. ft, 171 m2, FLOOR 2: 319 sq. ft, 30 m2
EXCLUDED AREAS: ATTIC: 25 sq. ft, 2 m2, LOW CEILING: 143 sq. ft, 13 m2
FLOOR PLAN CREATED BY INVISION MEDIA & MARKETING. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



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