



4 Western Avenue, Douglas, ISLE OF MAN, IM1 4ER  
**Asking Price £429,950**



- Fully refurbished semi-detached home finished to a high standard
- Contemporary open-plan dining kitchen with separate utility room
- Stunning feature staircase with glass balustrade
- Versatile attic room offering flexible use
- Spacious lounge with open fireplace
- Off-road parking and south-west facing rear garden, fully rewired and replumbed with oil-fired central heating



## 4 Western Avenue, Douglas, ISLE OF MAN, IM1 4ER

4 Western Avenue is an exceptional semi-detached home that has been fully refurbished and modernised to an impressive standard throughout. Blending classic charm with high-quality contemporary design, this stylish property is perfectly suited for those seeking a turn-key family home in a desirable and convenient location.

The entrance hall sets the tone for what's to come, with its light and spacious feel complemented by a striking feature staircase with a modern glass balustrade — a beautiful design statement that enhances the sense of openness and quality craftsmanship within the home. The lounge offers a warm and welcoming atmosphere centred around a traditional open fireplace, creating the perfect setting for relaxing evenings or entertaining guests.

At the heart of the property lies a superb open-plan dining kitchen, fitted with a comprehensive range of contemporary units, quality work surfaces, and integrated appliances. The generous layout provides ample space for family dining and socialising, with French doors opening directly onto the rear garden to create a seamless connection between indoor and outdoor living. A separate utility room adds further convenience and storage.

Upstairs, the home continues to impress with spacious and tastefully presented bedrooms, each designed to maximise light and comfort. The modern family bathroom is beautifully finished with quality fixtures, offering a sleek and relaxing space. The property also features a versatile attic room, ideal for use as a home office, hobby room, or playroom.

Externally, the property provides off-road parking to the front and a private south-west facing rear garden — a perfect sun trap ideal for family gatherings or quiet evenings outdoors. The home has been comprehensively upgraded, including a full rewire and replumbing, and benefits from oil-fired central heating.

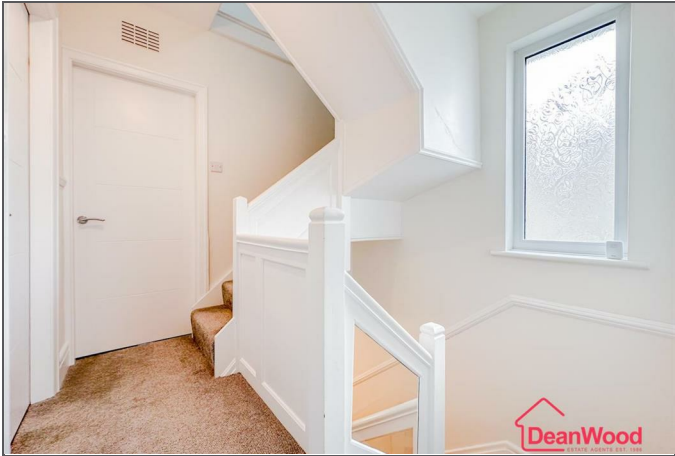
4 Western Avenue is a superb example of a fully refurbished home offering style, comfort, and practicality in equal measure.





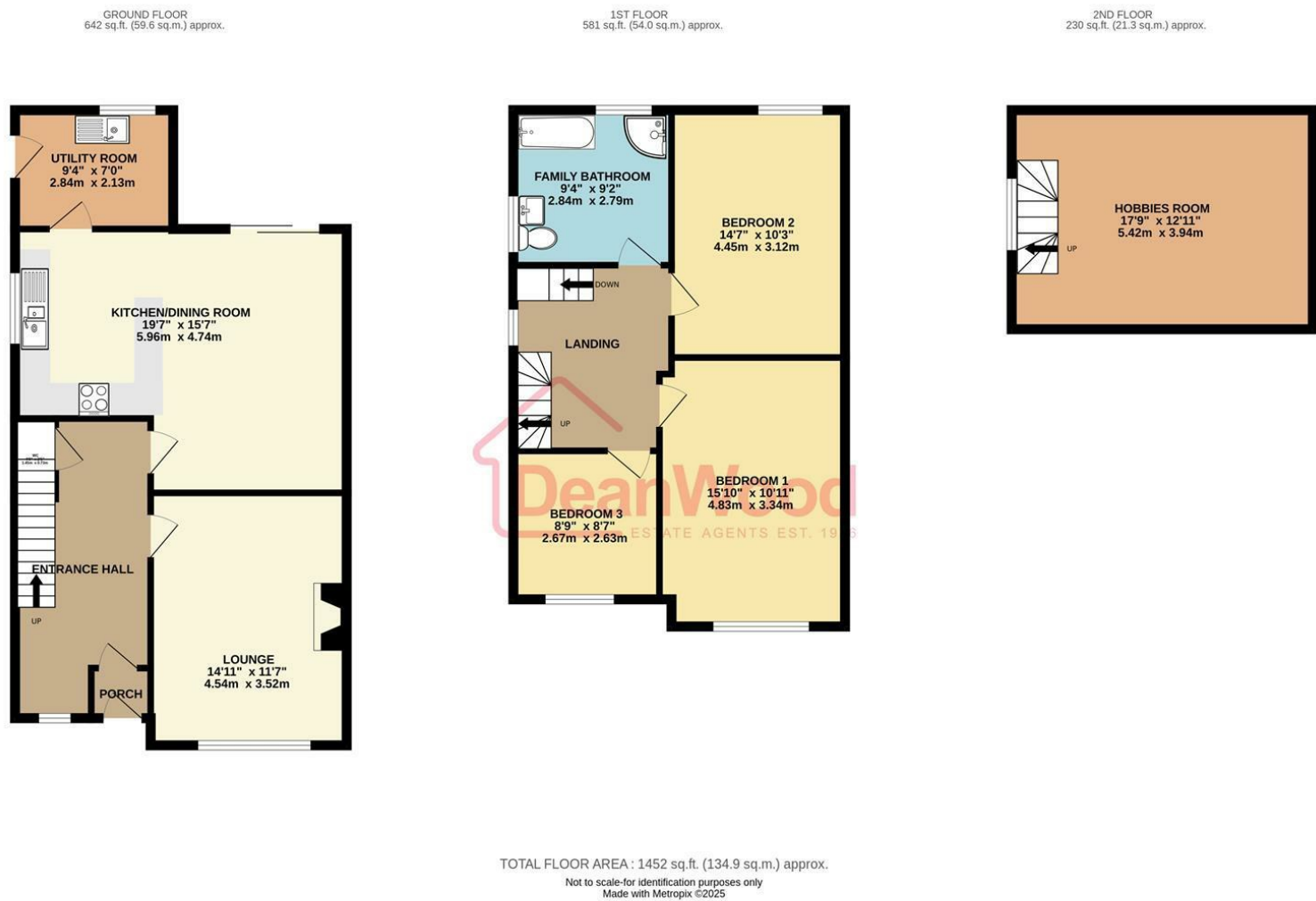












**DOUGLAS**  
37 VICTORIA STREET  
DOUGLAS  
ISLE OF MAN IM1 2LF  
**T** 01624 620606  
**F** 01624 677363  
**E** info@deanwood.co.im

**CASTLETOWN**  
COMPTON HOUSE  
9 CASTLE STREET CASTLETOWN  
ISLE OF MAN IM9 1LF  
**T** 01624 825995  
**F** 01624 825996  
**E** castletown@deanwood.co.im

**RAMSEY**  
LEZAYRE HOUSE  
87 PARLIAMENT STREET  
RAMSEY ISLE OF MAN IM8 1AQ  
**T** 01624 816111  
**F** 01624 816588  
**E** ramsey@deanwood.co.im

These particulars are for information purposes only. They do not constitute or form any contract nor should any statement contained herein be relied upon as a representation of fact. Neither the vendor nor DeanWood Agencies Limited ('the firm'), nor any officer or employee of the firm accept liability or responsibility for any statement contained herein. The vendor does not by these particulars, nor does the firm, nor does any officer or any employee of the firm have any authority to make or give any representation or warranty whatsoever as regards the property or otherwise. It is the sole responsibility of any person interested in the property described in these particulars to make all proper enquiries and searches to verify the description of the property and all other particulars herein.

FOR MORE PROPERTIES VISIT OUR WEBSITE @ **deanwood.im**