



ASKING PRICE

£399,950



THE DETAILS



Apartment 46, Quay West, Bridge Road
Douglas
£399,950

call in today or visit www.blackgracecowley.com for more details

e: hello@blackgracecowley.com | w: blackgracecowley.com | t: +44 (0) 1624 645555

a: 51 Victoria Street, DOUGLAS, Isle of Man, IM1 2LD

Apartment 46, Quay West, Bridge Road, Douglas



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PROPERTY DETAILS FOR

Apartment 46, Quay West, Bridge Road, Douglas

THE DESCRIPTION

- First floor corner apartment with private balcony overlooking the river Glass and across the Marina
- 2 double Bedrooms, En Suite Bathroom and Jack and Jill Shower Room
- Large Store Room within the apartment and Utility Cupboard
- Dual aspect, open plan Lounge Diner with modern Kitchen
- Double glazed throughout and Electric under floor heating
- Allocated underground parking for one vehicle
- Modern communal entrances and Videotron entry system
- Within easy walking distance of Douglas town centre's amenities
- Close to the Sea Terminal and short bus journey to Ronaldsway Airport

THE PROPERTY

Black Grace Cowley are delighted to offer this stunning example of a first floor 2 Bedroom, 2 Bathroom corner apartment within the ever popular Quay West development. Upon entering the communal entrance area there is a glass atrium giving access out to the communal gardens at the rear of the building, apartment 46 can be accessed via a lift or staircase up to the first floor. Situated in a corner position the apartment enjoys a large open plan Lounge Diner with open Kitchen area fitted with a range of modern wall and base units. The Lounge Diner benefits from dual aspect windows and a set of French patio doors to a Juliet balcony, sliding doors giving access out to a private terrace that overlooks the River Glass and views beyond the river towards Douglas Marina.

In addition to the large open living space there are 2 good sized double Bedrooms, both have fitted double wardrobes. The Master Bedroom has it's own En Suite with bath, wash hand basin and W.C. Bedroom 2 has the benefit of access to a Jack and Jill Shower Room fitted with a modern walk in shower, wash hand basin and W.C. The Jack and Jill Shower Room can also be accessed off the Hallway. Also off the Hall is a large walk in Storage Cupboard and a Utility Cupboard which houses the pressurised hot water cylinder with space and plumbing for a washing machine.

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Secure and gated underground parking space for one vehicle. Quay West is a well respected development within Douglas town centre, it's location is unrivalled, being riverside and within walking distance of Douglas's many local amenities including restaurants, bars, shops and the sea terminal. Also just a short bus journey from Ronaldsway Airport. The property is being sold with no onward chain.

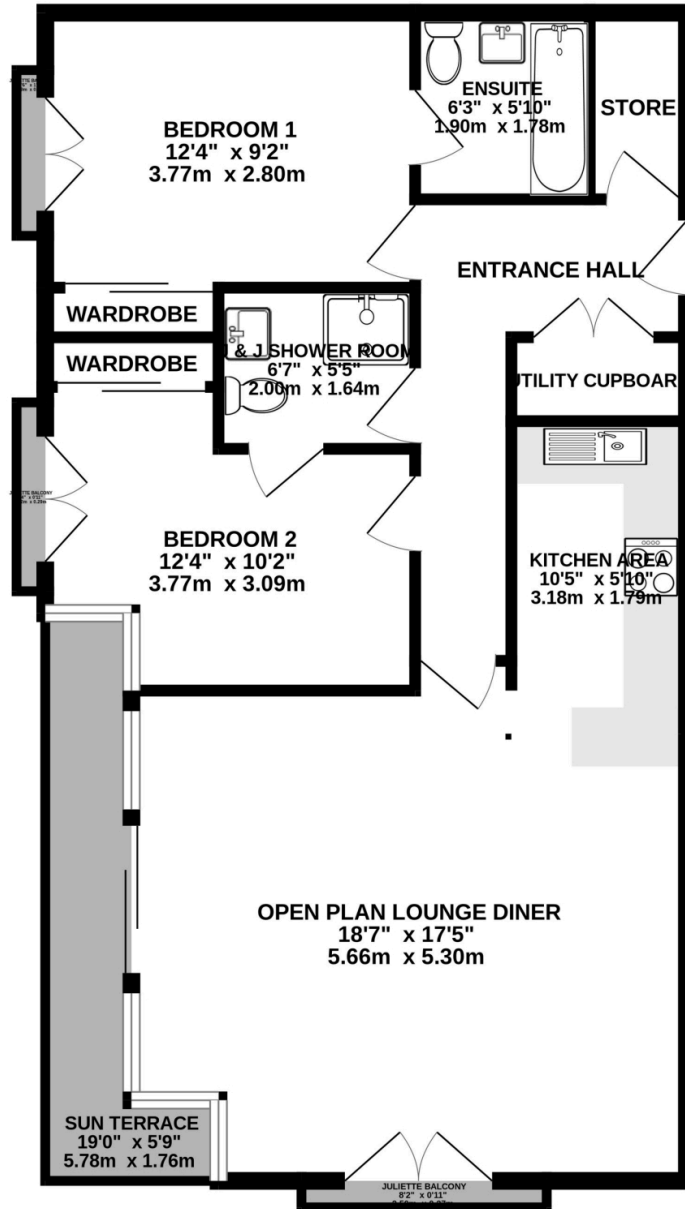
985yrs remaining on leasehold. Active management company in place. Service charge: £1475.29 per annum. Ground rent: £362.47 per annum.

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FLOORPLAN

GROUND FLOOR
775 sq.ft. (72.0 sq.m.) approx.



TOTAL FLOOR AREA : 775 sq.ft. (72.0 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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Disclaimer

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