



ASKING PRICE

£950,000



THE DETAILS



4



2



3



This Jeroi

Mullinaragher Road, St Marks

£950,000

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

















Thie Jeroi, Mullinaragher Road, St Marks



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THE DESCRIPTION

- Detached country house on the outskirts of the popular village of St Marks with rural views
- Approximately 2,500 sq.ft of residential accommodation
- An additional approximate 1,500 sq.ft of outbuildings
- Set in 2 acres of landscaped gardens
- Original features throughout the property
- 4 Bedrooms, 2 Bathrooms, 3 Reception Rooms, contemporary Bathrooms and Kitchen
- Detached and Integral Garage, private gated driveway with turning circle
- Oil fired central heating, double glazed throughout
- Planning permission to replace double Garage to incorporate a self-contained Annex above
- Planning Ref 24/00182/B

THE PROPERTY

Black Grace Cowley are delighted to be given the opportunity to bring Thie Jeroi in St Marks to the market. This superb detached country residence with stunning features throughout, both internally and externally is situated within a peaceful and secluded two-acre private estate on the outskirts of St Marks village. Predominately Manx Stone exterior, Thie Jeroi is an attractive 2,500 sq.ft residential residence. The main dwelling consists of an entrance hall with double height ceiling and Velux window offering plenty of natural light. Off the entrance hall there is a set of double doors into a lounge which stretches across the front of the property with a feature log burner and bay window with a window seat looking onto rural surroundings.

Also, off the entrance hall there is a door into the family room which doubles up as a study space with an arched bay window looking onto Thie Jeroi's substantial grounds. From the family room there is a door leading through to a stunning modern open-plan kitchen, befitting of the style of property and the modernisation that has taken place throughout the property, a range of wall and base units, integrated appliances, good size breakfast bar which is then open plan to a stunning sunroom/dining area that then leads onto the property's principal gardens. The sunroom/dining area is triple aspect with two Velux windows offering plenty of additional light, a set of double glazed doors lead out to the property's courtyard gardens and then beyond to the two-acre grounds. Also, on the ground floor from the family room there is a door into a lean-to which links round to the inner hall of the property. From the inner hall of the property there is a family bathroom which has been fitted with a modern roll top bath, wash hand basin and WC, fully tiled throughout and has been finished to an exceptional standard.

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Also, off the inner hall there is a door through to an additional hallway which leads onto bedroom 2. Bedroom 2 is a newly renovated ground floor bedroom with a double-glazed window looking onto the property's private courtyard area and is situated just across the hall from the family bathroom. Lastly, from the inner hall a door leads into the integral double garage which doubles up as a utility room, this has been recently modernised to incorporate modern base units, stainless steel sink and drainer, the oil-fired boiler is located in the garage and an up and over door is situated to the front leading onto a block paved parking area at the front of the house.

Taking the stairs up to the first floor, there is a good size galleried landing, which L-shapes round to the rear of the property. Off the galleried landing is the master bedroom, which has full height pitched ceiling with exposed beams, a bank of fitted wardrobes stretching the full depth of the bedroom itself, there is a Velux window which offers plenty of light with double glazed door leading to some external steps which were original to the barn conversion. Also off the landing is the family shower room, which is a matching style to the family bathroom, with a large walk-in shower, wash hand basin and WC, Velux window plus double-glazed window offering plenty of natural light to the room, exposed beams and full height ceiling providing further character. Continuing round the first floor landing it also leads onto bedroom 3 and 4, to the very end of the landing is bedroom 3 which is a triple aspect double bedroom, two uPVC double glazed windows plus a port hole window to the gable end, again befitting to the character of the property. Bedroom 4 is a good size double bedroom with picture window offering stunning views to the distant hillside.

In addition to the main dwelling, there is a further approximate 1,500 sq ft of outbuildings, these include an excellent sized detached garage with a linked garden room to the rear, planning permission granted to replace the current garage with a modern build garage and potential for an annex/home office/gymnasium above with stunning views towards the surrounding hillside. Planning Ref 24/00182/B.



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In addition to the garage and garden room there is a triple stable block with three separate stables all with their own doors, windows, and grilled links between the three. In the property's courtyard there is also an additional outbuilding known as the 'Cow House' perfect for storage, again subject to planning permission could potentially be converted to provide a home office. Lastly, upon entering the properties driveway on the righthand side there is a detached brick built storage room known as the 'pump house' because it houses a redundant paraffin pump used when tractors ran on paraffin.

The property itself and the several outbuildings on offer, sit within a stunning two-acre plot of landscaped gardens, there is parking to the front of the property for several vehicles, gated block paved driveway that leads up to the property's grounds with a large turning circle, providing additional parking if required, but also vehicle access to the stable block. The grounds are mainly lawned with mature tree lined borders, there is a private wooded copse area to the far end of the garden and a country style footpath that leads from the meadowed lawned area, through the woodland and back to the property itself.

This Jeroi is situated within one of the most sought-after locations on the Isle of Man, it's a 10-minute drive from Ronaldsway Airport, King Williams College, and The Buchan School. Additionally, just a 10 minutes' drive to Douglas Town centre. The seclusion of the property is exceptional and the small country lane it is situated on is rarely used and therefore offers ultimate privacy, a perfect family home within stunning grounds with spectacular views in a fabulous Isle of Man location.

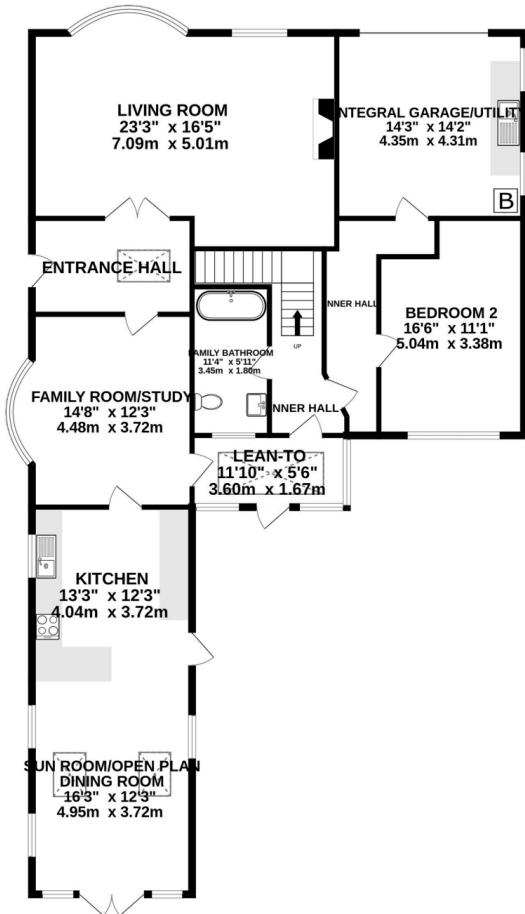
To fully appreciate what's on offer, please call Black Grace Cowley on 01624 645555 for more details and to arrange a viewing.

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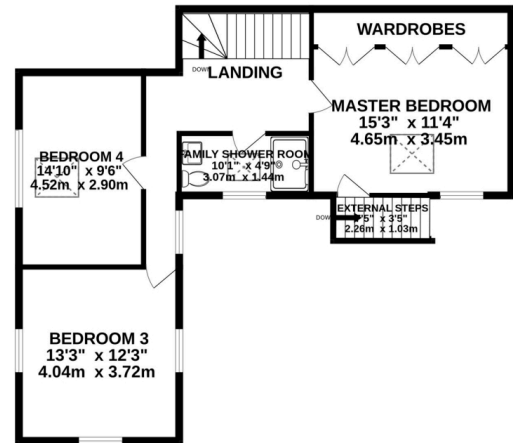
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FLOORPLAN

GROUND FLOOR
1655 sq.ft. (153.7 sq.m.) approx.



1ST FLOOR
728 sq.ft. (67.7 sq.m.) approx.

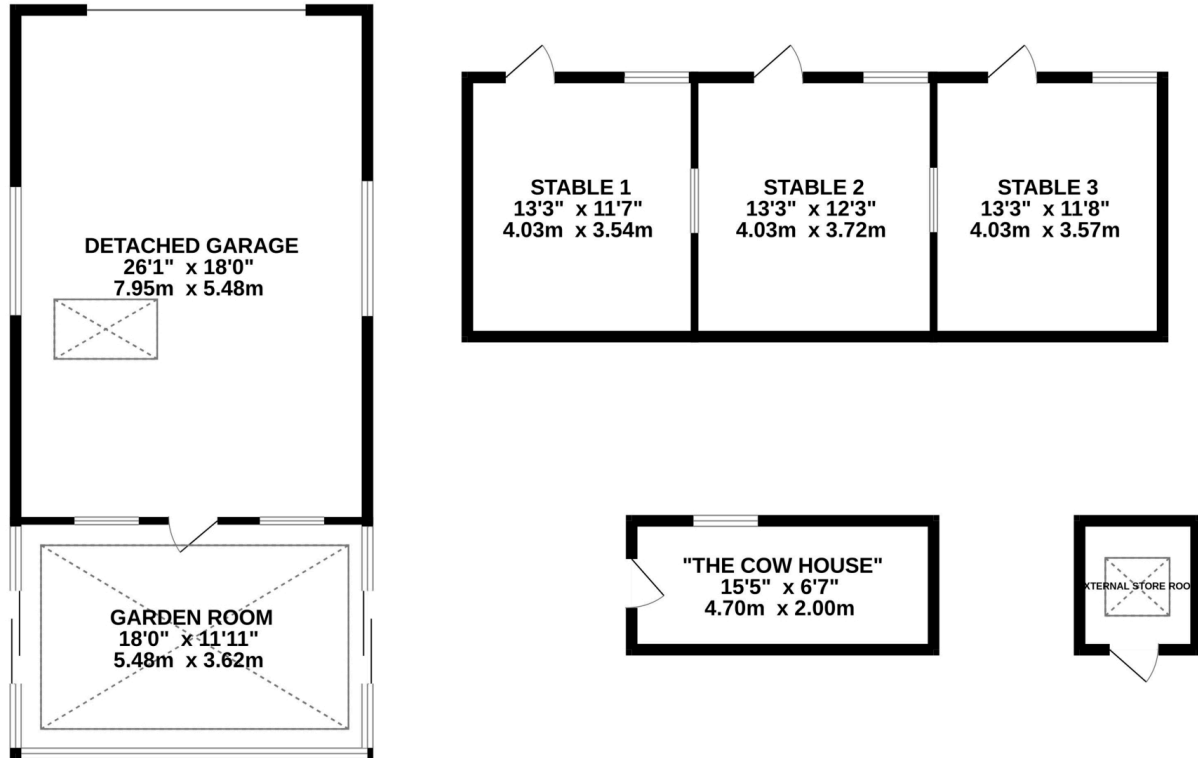


TOTAL FLOOR AREA: 2383 sq.ft. (221.4 sq.m.) approx.

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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FLOORPLAN

GROUND FLOOR
1293 sq.ft. (120.2 sq.m.) approx.



TOTAL FLOOR AREA: 1293 sq.ft. (120.2 sq.m.) approx.

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SITE PLAN





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