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Armadale, Howe Road, Port St Mary, IM9 5PR
Asking Price £900,000

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Substantial detached house with annex, in an elevated position, tucked away in a quiet, sought-after, semi rural location. Fabulous rural, coastal and sea views. Main accommodation comprises lounge, study, dining room, kitchen, utility room, shower, 4 bedrooms and bathroom, whilst the annex offers lounge/kitchen, bedroom, shower room and conservatory. Outside is a double garage with up and over door and access door. The property enjoys a large garden, laid to lawn with mature shrubs and trees, and a block paved driveway. The property is surrounded by a sizable field, currently rented out.



LOCATION

Travelling out of Port Erin along Castletown Road, turn right at the Four Roads roundabout and proceed ahead. Passing the Railway Station Public House on the right hand side, turn right into Plantation Road. Go straight ahead into Howe Road and travel up the hill. Go past the turning to Glen Chass, then take the next small turning on the left into the driveway of Armadale.

PORCH

Access to annex.

KITCHEN

14' 2" x 10' 10" (4.31m x 3.30m)

Spacious well-fitted kitchen.

DINING ROOM

14' 2" x 18' 4" (4.31m x 5.58m)

Dining room with traditional stone fireplace. Staircase to first floor.

FIRST FLOOR

LANDING

LOUNGE

22' 4" x 17' 7" (6.80m x 5.36m)

Generous lounge with open views from the picture window.

STUDY

10' 3" x 11' 9" (3.12m x 3.58m)

BEDROOM 4

14' 2" x 10' 10" (4.31m x 3.30m)

Sea views.

EN-SUITE

6' 5" x 5' 8" (1.95m x 1.73m)

Enclosed shower unit, w.c. with wash hand basin in unit.

BEDROOM 3

11' 2" x 9' 2" (3.40m x 2.79m)

Sea views.

BEDROOM 1

18' 8" x 12' 1" (5.69m x 3.68m)

Large double. Access to:

WALK IN CLOSET

10' 10" x 15' 1" (3.30m x 4.59m)

Potential to create en-suite.

BEDROOM 2

14' 11" x 9' 7" (4.54m x 2.92m)

Sea views.

BATHROOM

13' 8" x 5' 5" (4.16m x 1.65m)

Bath, w.c. and wash hand basin in unit. Velux,

ANNEX

LOUNGE/KITCHEN

Good sized room, newly fitted kitchen with breakfast bar.

CONSERVATORY

Lovely room looking out over garden.

BEDROOM

Double bedroom.

SHOWER ROOM

Enclosed shower unit, w.c., wash hand basin. Tiled floor. Ladder style heated towel rail.

DOUBLE GARAGE

Up and over door. Access door.

OUTSIDE

Garden laid to lawn with mature shrubs and trees. Block paved driveway. Sizable field surrounding the property, currently rented out.

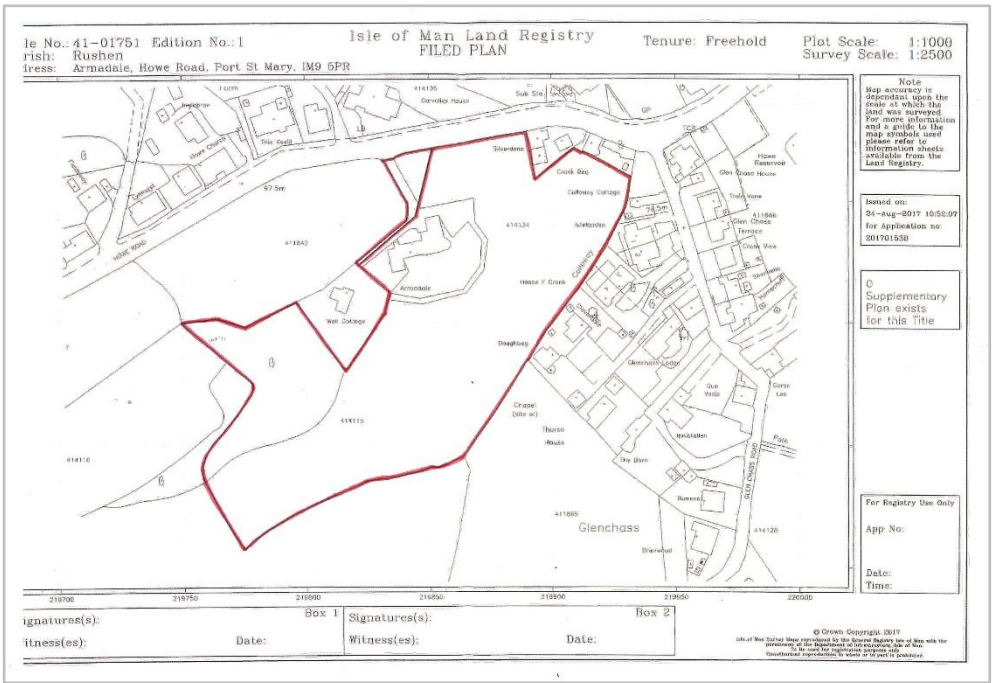
SERVICES

Mains water, drainage and electricity. Oil central heating.

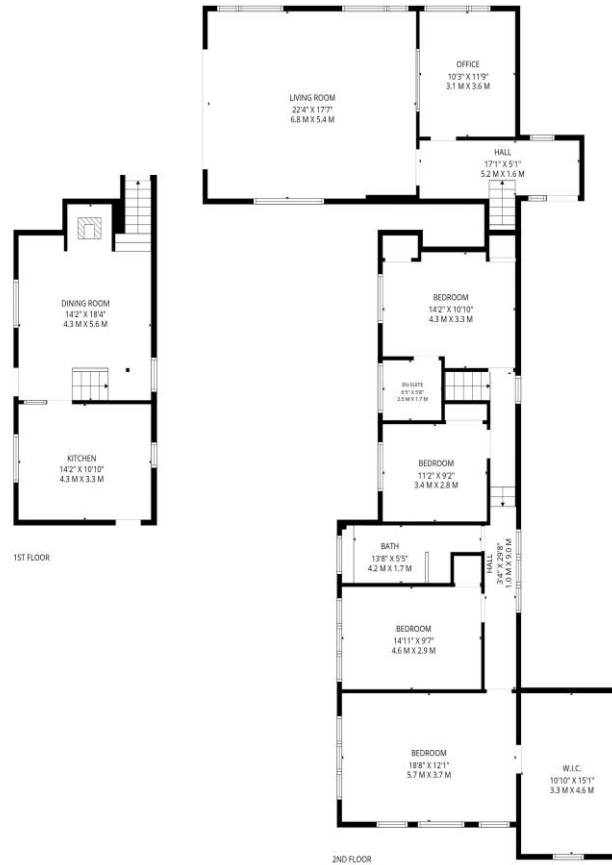
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TOTAL: 2093 sq. ft, 194 m²
 1st floor: 411 sq. ft, 38 m², 2nd floor: 1682 sq. ft, 156 m²
 EXCLUDED AREAS: WALLS: 202 sq. ft, 19 m²

FLOOR PLAN CREATED BY INVISION MEDIA & MARKETING. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



Since 1854



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