



ASKING PRICE

£179,950

## THE DETAILS



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72 Allan Street  
Douglas  
£179,950

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



PROPERTY DETAILS FOR  
**72 Allan Street, Douglas**



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## THE DESCRIPTION

- 3 storey town house in the heart of Douglas
- In need of full modernisation
- 2 Reception Rooms, modern fitted Kitchen, 3 Bedrooms
- uPVC double glazing and oil fired central heating
- Large rear patio garden
- Walking distance to all local amenities and business district
- Vacant possession, sold with no onward chain

## THE PROPERTY

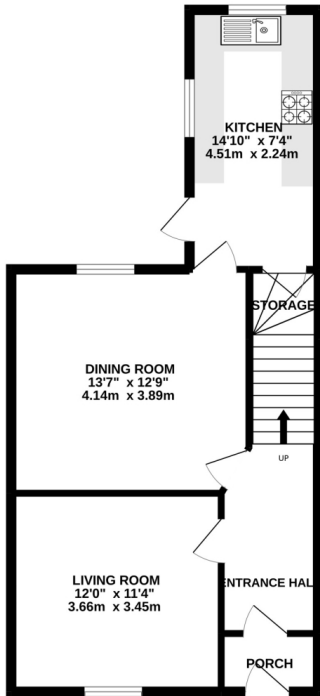
72 Allan Street is a good example of a Douglas period town house. Solid wood door entrance door leading into the porch and Hallway, at the front of the property is the Lounge, good sized Dining Room with storage that leads through to the Kitchen which is situated at the rear of the property fitted with modern base, wall and drawer units, laminate work tops. Built in storage cupboard under the stairs, access from the kitchen out to the rear garden.

On the first floor there are 2 double Bedrooms, the larger of which is to the front of the property at the back of the house is the Bathroom with separate W.C. Continue up to the top floor into the attic level where there is a further double bedroom (Bedroom 3) with built in storage cupboard.

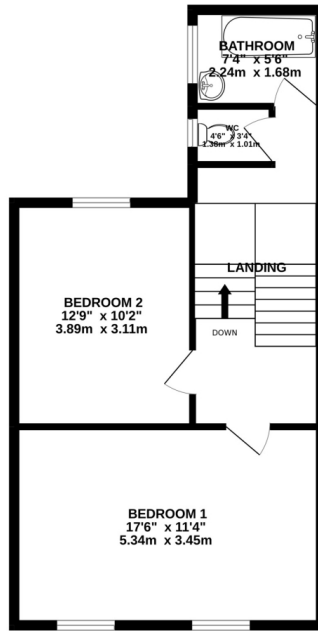
To the outside there is quite a large patio rear garden walled to all sides and housing the oil tank. Permit parking.

## FLOORPLAN

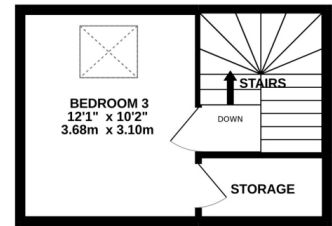
GROUND FLOOR  
531 sq.ft. (49.3 sq.m.) approx.



1ST FLOOR  
503 sq.ft. (46.7 sq.m.) approx.



TOP FLOOR  
211 sq.ft. (19.6 sq.m.) approx.



TOTAL FLOOR AREA : 1246 sq.ft. (115.7 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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