



ASKING PRICE

£549,950

THE DETAILS

 4  3  2



Sea View

Queens Promenade, Ramsey

£549,950

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

Sea View House to include Flat 1 & Flat 2, Queens Promenade, Ramsey



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PROPERTY DETAILS FOR

Sea View House to include Flat 1 & Flat 2, Queens Promenade, Ramsey

THE DESCRIPTION

- Attractive Victorian Double Fronted Detached House with stunning sea views
- 4 Double Bedrooms, 3 Bathrooms
- 2 Reception Rooms, Family Breakfast/Kitchen
- 2 occupied self-contained Apartments, held under lease
- Incredible position overlooking Ramsey bay with panoramic sea views
- Close to all local amenities and walking distance into Ramsey Town Centre
- Viewing essential

THE PROPERTY

Black Grace Cowley are delighted to offer the rare opportunity to purchase this Victorian double fronted detached house and 2 self contained flats on Queens Promenade with stunning sea views.

MAIN HOUSE:

Bright Entrance Hall leads into the large lobby with plenty of fitted storage space. Shower room to the right with fitted WC, wash hand basin and wet room shower. Spacious Lounge with large bay window, high ceilings and feature log burner. Leading through to the modern Kitchen with fitted wall and base units. Stairs lead up to the first floor, spacious front Reception Room/Lounge with 2 large bay windows, fitted storage and multifuel burner. Kitchenette/Utility Room with cream base units and oak worktop. Bedroom 1 is to the rear with views to the Queens Pier, fitted wardrobe and En Suite Shower Room. On the second floor, 3 further Double Bedrooms, 2 to the front with panoramic sea views and 1 to the rear. Family Bathroom with modern suite comprising of bathtub, WC, wash hand basin and separate corner shower. Oil Fired Central Heating and uPVC Double Glazed throughout.

FLAT 1 & FLAT 2, SEA VIEW FLATS, BARRACK LANE, RAMSEY:

Flat 1: Ground floor/1st floor flat. 2/3 Bedrooms (depending on configuration) with 2 Bathrooms, yard with shed. Tenant in situ paying £650pcm.

Flat 2: 2nd floor flat. 1 Bedroom, 1 Bathroom. Tenant in situ paying £550pcm.

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Private access to both Flats from Barrack Lane. Both flats have recently been soundproofed with new uPVC double glazed windows. Gas central heating and electric on individual meters.

DIRECTIONS:

From the center of Ramsey, head towards the Promenade and the Bowl and Leisure Centre. Turn left by the Our Lady Star of the Sea & Maughold Church and the property can be found immediately on the right, clearly identifiable by our for-sale board.

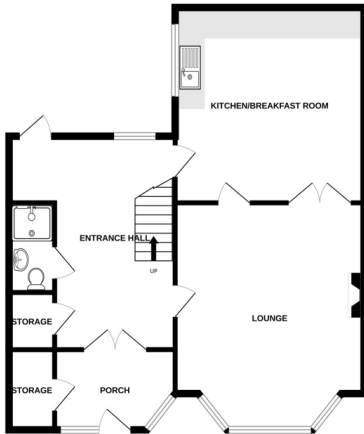
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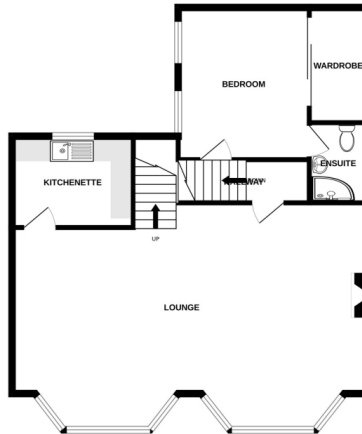
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FLOORPLAN

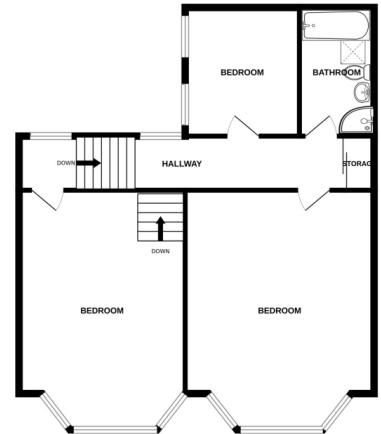
GROUND FLOOR
785 sq.ft. (73.0 sq.m.) approx.



1ST FLOOR
777 sq.ft. (72.2 sq.m.) approx.



2ND FLOOR
781 sq.ft. (72.5 sq.m.) approx.



TOTAL FLOOR AREA : 2343 sq.ft. (217.7 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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