



ASKING PRICE

£265,000

## THE DETAILS

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24 Kissack Road  
Castletown  
£265,000

call in today or visit [www.blackgracecowley.com](http://www.blackgracecowley.com) for more details

e: [hello@blackgracecowley.com](mailto:hello@blackgracecowley.com) | w: [blackgracecowley.com](http://blackgracecowley.com) | t: +44 (0) 1624 645555

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

PROPERTY DETAILS FOR  
24 Kissack Road, Castletown



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## THE DESCRIPTION

- Semi detached bungalow within walking distance of Castletown centre and local beach
- The property requires modernisation
- Porch, spacious Lounge, Fitted Kitchen, 2 Bedrooms & modern Shower Room
- Additional large Attic Room with scope for conversion (subject to planning permission)
- uPVC double glazing and oil fired central heating
- Front and rear gardens, Garage and off street parking for 2 cars
- Sold with no onward chain

## THE PROPERTY

Black Grace Cowley are delighted to offer this opportunity to purchase a good sized 2 bedroom semi detached bungalow within a quiet cul de sac in Castletown. Well maintained by the current owners, the property requires some modernisation with scope to extend into the attic space.

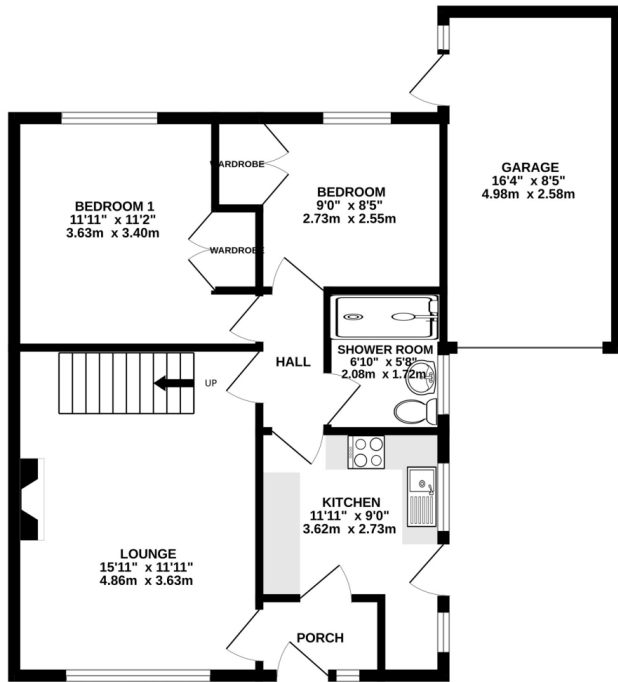
The property itself is within a five minute walk of Castletown centre where many local amenities such as restaurants, bars, coffee shops, bus routes and just a short walk from Scarlett Beach.

Upon entering the property there is a spacious Entrance Porch with door leading into the Lounge with feature fireplace and open staircase to the attic space. Another door takes you into the fitted Kitchen which has a range of wall, base and drawer units with alcove pantry cupboard. Double glazed door giving access out to the driveway. Inner Hall followed by 2 double Bedrooms both with fitted wardrobes, both of which look onto the property's rear garden. Family Shower Room recently modernised with a large walk in shower cubicle, pedestal wash hand basin and W.C. Take the open staircase to the first floor with a large open plan attic space and uPVC double glazed window to one wall. The space is open for conversion subject to local planning permission and could make for a large Master En Suite Bedroom or alternatively, additional living space.

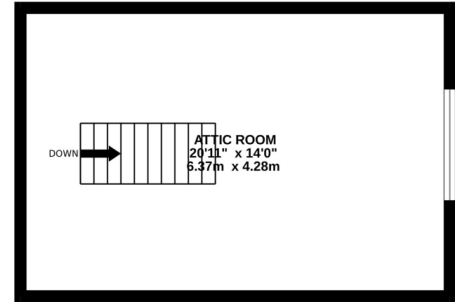
Lawned garden and off street parking to the front for two vehicles with access into the Garage. To the rear of the property is a private garden mainly laid to lawn with mature shrub borders with access out to a rear lane. uPVC double glazing throughout. Oil fired central heating. The property is to be offered with no onward chain.

# FLOORPLAN

GROUND FLOOR  
699 sq.ft. (65.0 sq.m.) approx.



1ST FLOOR  
293 sq.ft. (27.2 sq.m.) approx.



TOTAL FLOOR AREA : 992 sq.ft. (92.2 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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# 24 Kissack Road, Castletown

## Disclaimer

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