

FOR SALE



OFFICE BUILDING – £265,000 excl. – Approximately 1,676 sq ft

2 Mount Pleasant, Douglas, IM1 2PU



- Attractive period building, set in a quiet convenient location in central Douglas, arranged over five floors.
- Potential for alternative use, subject to planning permission,
- Light and airy offices with views of Douglas Bay.
- Recently refurbished to a modern standard.

Over/.....

DESCRIPTION

An opportunity to purchase this attractive, self-contained period building, arranged over five floors, set in a quiet, convenient location in central Douglas. Light and airy offices with views of Douglas Bay. Shared WC facilities to ground and first floor and shared kitchen to first floor.

LOCATION

Travelling along Loch Promenade from the Sea Terminal, turn left onto Church Road Marina just before The Sefton Hotel. Follow the road round to the left and continue along Finch Road. Mount Pleasant is a pedestrianised street located on the left hand side just before the junction with Prospect Hill.

ACCOMMODATION

Ground Floor

- Offices to front and rear – Approx 330 sq ft
- shared WC facilities.
- Rear yard.
- Small front garden.

Basement

- Offices to front and rear – Approx 337 sq ft.

First Floor

- Offices to front and rear– Approx 378 sq ft.
- shared kitchen facilities – Approx 25 sq ft.
- shared WC facilities.

Second Floor

- Offices to front and rear – 375 sq ft.

Third Floor

- Offices to front and rear– 231 sq ft.

SERVICES

Mains services are installed.

TENURE

Vacant possession on completion of legal formalities.

LEGAL FEES

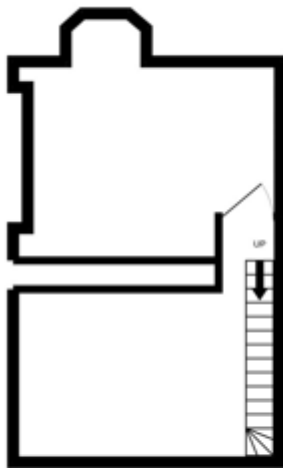
Each party to pay their own legal fees.

VIEWING

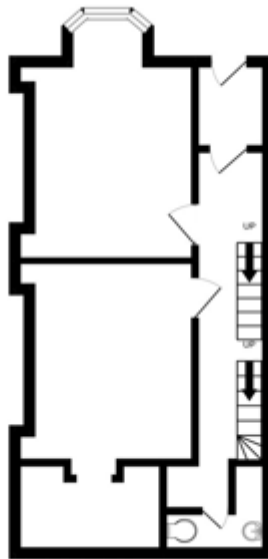
Strictly by appointment through **Black Grace Cowley**.



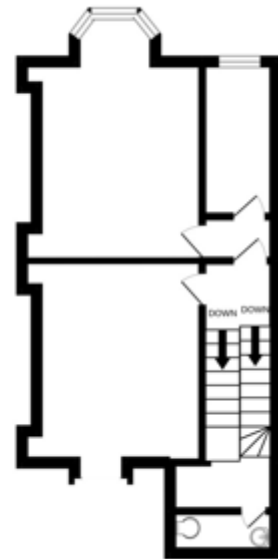
Basement



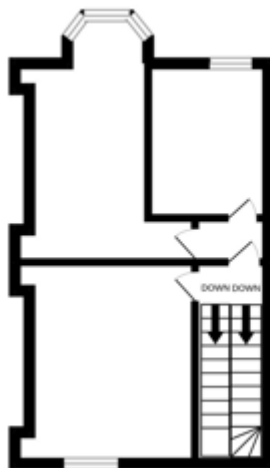
Ground Floor



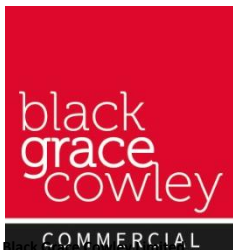
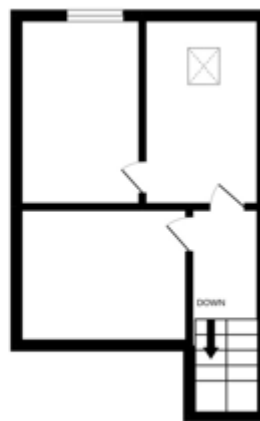
First Floor



Second Floor



Third Floor



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