



# Glentramman Mansion House

Ramsey

black  
grace  
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ESTATE AGENTS





# Glentramman Mansion House

- Period Manor House set in elevated grounds
- Porch, Entrance Hall, Cloakroom WC
- 4 Reception Rooms, Breakfast Kitchen
- Study, Wine Room and Boiler Room/ Laundry Room
- 7 Bedrooms, 3 Bathrooms (1 En-suite)
- Detached Double Garage
- Two storey detached former Gym and Dojo
- Stable plus a storeroom
- Sundrenched terrace
- Landscaped lawns with Pond which extend to approx. 4 Acres

Black Grace Cowley are delighted to offer Glentramman House to the market. A period Manor House situated in elevated grounds on the outskirts of Ramsey. The property occupies a private and well established plot extending to approx. 4 acres.

The property is approached via a private gated driveway, with symmetrical lawned gardens to either side, which leads to the front of the property. Upon entering the property there is a porch with a half glazed door leading into the entrance hall. To the right is a spacious dual aspect lounge with a bay fronted window, feature fireplace with ornate carving. From the lounge an opening leads into the snug with views over the rear of the property, this room can also be accessed off the entrance hall. The dining room, is located at the front of the property on the left hand side, which enjoys views over the front gardens from the bay window and a feature fireplace. A cloakroom WC can be accessed off the hall. An ante room provides access to the breakfast kitchen, and also has a door providing access to the rear of the property. The breakfast kitchen is fitted with traditional country style units, three Velux windows provide plenty of natural light in addition to the dual aspect windows. There is a door providing access to the rear of the property and a door with stairs to the basement level. The basement comprises of a 20ft study, wine cellar/storage, boiler room/laundry room and a spacious hall/storage space.



On the first floor are three superbly sized double bedrooms. Bedroom 1 is situated at the front of property and has a lovely bay window which enjoys views over the front aspect. This bedroom is complemented by an en-suite bathroom. Bedroom 2 is situated to the front and also boasts a bay window enjoying views to the front of the property and Bedroom 3 is situated to the rear. In addition to the bedrooms, there is a family bathroom accessed via the ante room, which is fitted with a bath, separate shower cubicle, wash hand basin, bidet and WC. Taking the stairs to the second floor there are a further four bedrooms, three of which are excellently sized double bedrooms and bathroom.

Externally, the property occupies a private and elevated position, with mature shrubs and trees to the property's boundaries, pond and lawned gardens to the front aspect. In addition to the main dwelling, there is a detached double garage and separate two storey detached former gym and dojo, stable plus a storeroom and a sundrenched terrace.

The property retains many original features and character throughout, making for a lovely home. The property is situated just a short 5 minute drive from Ramsey, 30 minutes from Douglas and 40 minutes to Castletown, the Airport and the Island's private schools, King Williams College and the Buchan School.

Viewings are highly recommended to truly appreciate the charm of this property. Please contact Black





















































































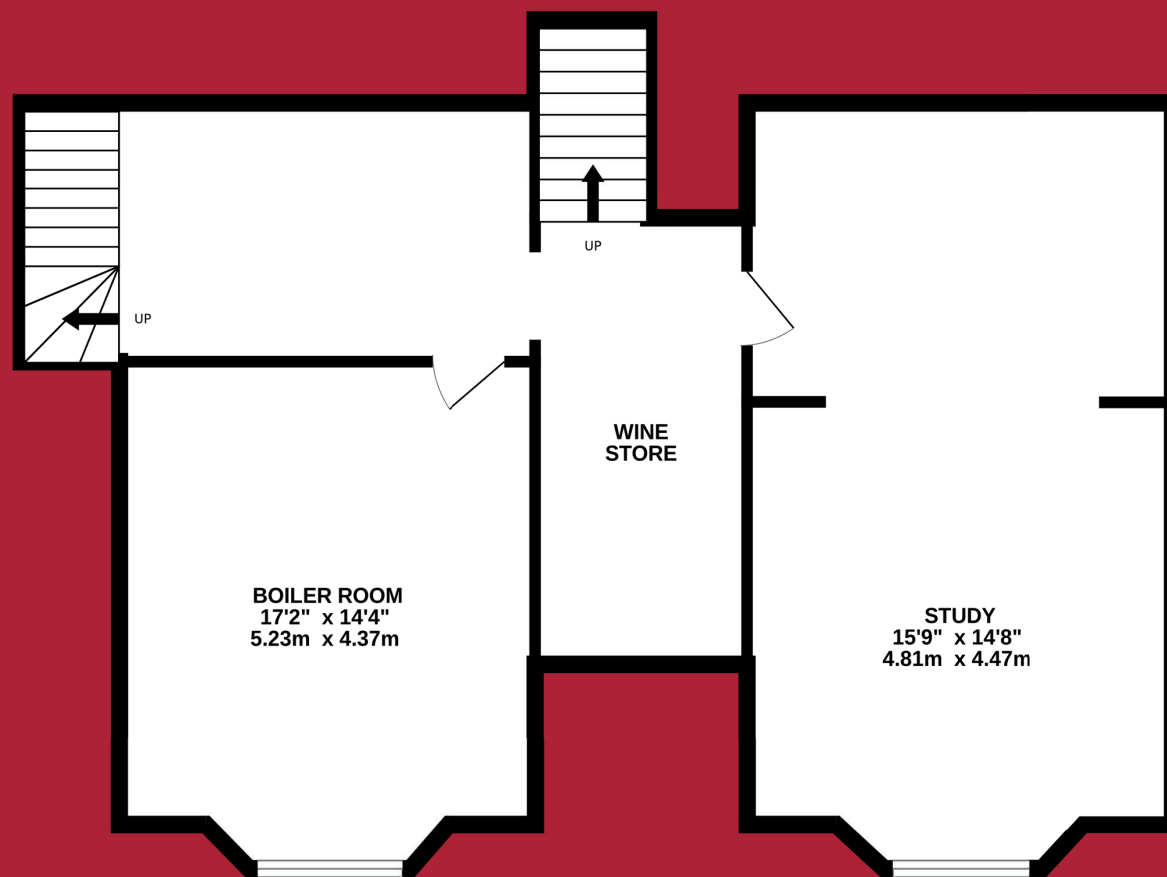








BASEMENT  
894 sq.ft. (83.1 sq.m.) approx.



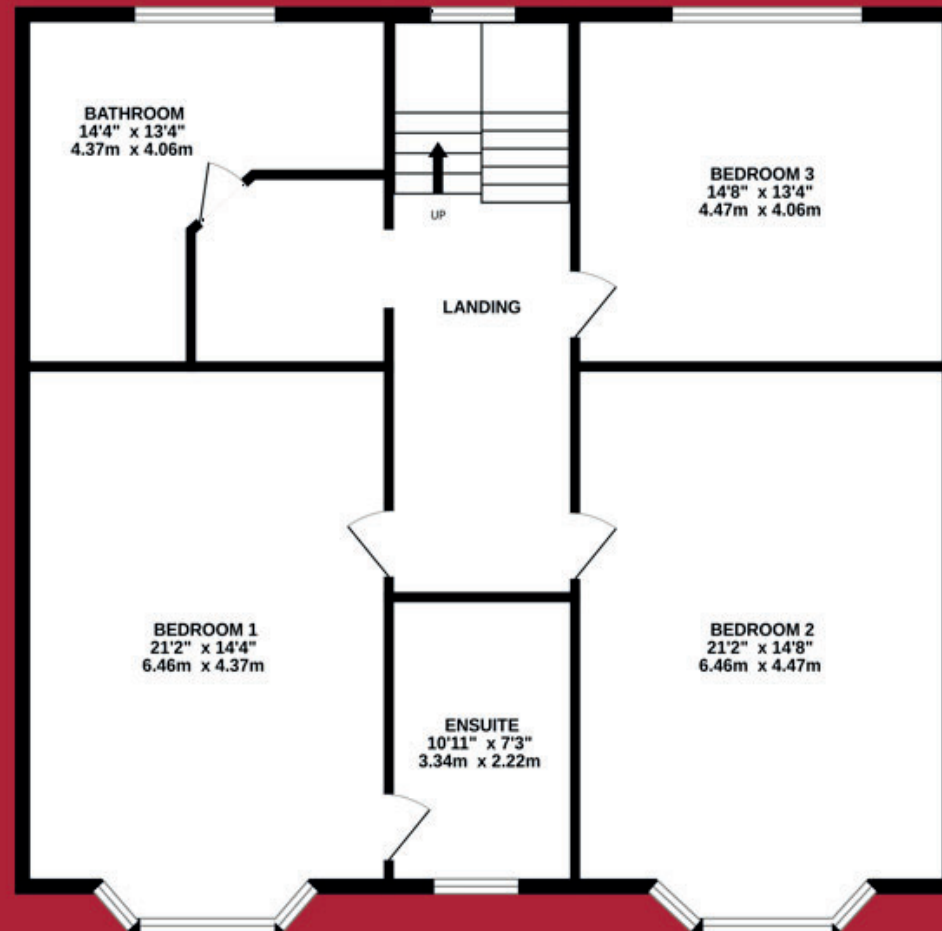


GROUND FLOOR  
1451 sq.ft. (134.8 sq.m.) approx.





1ST FLOOR  
1218 sq.ft. (113.2 sq.m.) approx.





2ND FLOOR  
1149 sq.ft. (106.8 sq.m.) approx.







## **VIEWING**

Viewing is strictly by appointment only  
through the Agent.

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