



ASKING PRICE

£249,950

THE DETAILS



Garden Flat

Premier Court, Ramsey

£249,950

call in today or visit www.blackgracecowley.com for more details

e: peel@blackgracecowley.com | w: blackgracecowley.com | t: +44 (0) 1624 845 696

a: 9 Atholl Place, PEEL, Isle of Man, IM5 1HE

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THE DESCRIPTION

- Spacious and unique Garden Apartment
- Seafront setting on Ramsey Promenade
- Lounge/Dining Room, Kitchen, Reception Hallway
- Two Double Bedrooms, Shower Room, Utility Room
- Gas Central Heating
- Viewings recommended

THE PROPERTY

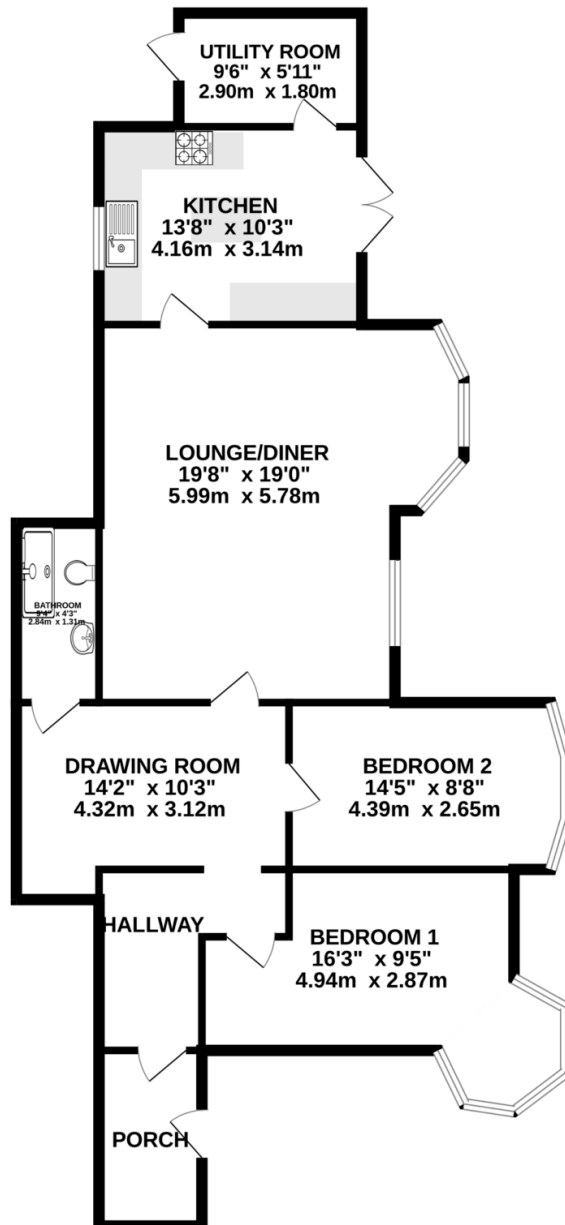
Black Grace Cowley are pleased to bring the Garden Flat, Premier Court in Ramsey to the market. This basement apartment offers spacious accommodation with the added advantage of direct access to the communal garden. Conveniently located on Mooragh Promenade with local amenities and the town centre just a short walk away.

Accessed via steps down to the front door into a large porch with inner door into the hallway with Karndean flooring through to the lounge. Off the hallway are two double bedrooms and an additional reception room that could be used as an occasional bedroom or study, there is a shower room with corner power shower, vanity sink, WC, and heated towel rail. A door leads into the generous dining room/lounge with modern media unit, recess for TV, electric flame effect fire, and back lit display shelving there is plenty of space for a large dining table and chairs making this a fabulous entertaining area. Through a door from the lounge into the kitchen which is fitted with modern base and wall units, tiled splashback, contrasting worksurfaces, integrated fridge, space for a range oven and a dishwasher. French doors lead out into the communal garden giving the owners of the Garden Flat a private place to enjoy the outside. Off the kitchen is a large utility room, plumbed for laundry services also providing additional storage, the back door leads to the rear utilities.

Viewings highly recommended. Double glazed throughout gas fired central heating. Active Management Company in place – service charges £2,400 p.a.

FLOORPLAN

GROUND FLOOR
1096 sq.ft. (101.8 sq.m.) approx.



TOTAL FLOOR AREA : 1096 sq.ft. (101.8 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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