



ASKING PRICE

£175,000

THE DETAILS



3



2



3



Kingsley House
35 Factory Lane
£175,000

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

PROPERTY DETAILS FOR
35 Factory Lane, Peel



PROPERTY DETAILS FOR
35 Factory Lane, Peel



PROPERTY DETAILS FOR
35 Factory Lane, Peel





PROPERTY DETAILS FOR

35 Factory Lane, Peel

THE DESCRIPTION

- Mixed Retail and Residential Property – Freehold
- Shop front, Store room, Kitchen, Outside WC/Storage, Yard, Cellar
- House with separate entrance
- Lounge, Kitchen, Bathroom
- 3 Bedrooms
- In need of full refurbishment/renovation
- SOLD AS SEEN – CASH BUYERS ONLY

THE PROPERTY

Black Grace Cowley are pleased to offer 35 Factory Lane to the market. Located off Atholl Place in Peel this mixed use property offers spacious accommodation above with a shop front, workshop, kitchen, outside is a yard with WC/Shed and access to the cellar. Separate front entrance to house on first floor with lounge, open fireplace. At the rear is a kitchen and bathroom both in need of full refurbishment. On the 2nd floor are three bedrooms.

Gas central heating. Sold as seen. Cash buyers only.

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

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

FLOORPLAN

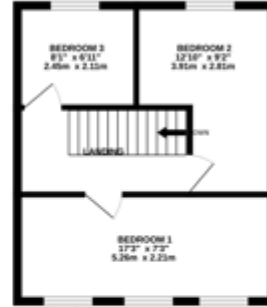
GROUND FLOOR
451 sqft (41.7 sqm) approx.



1ST FLOOR
402 sqft (37.3 sqm) approx.



2ND FLOOR
346 sqft (32.2 sqm) approx.



TOTAL FLOOR AREA: 1229 sq.ft. (114.2 sq.m.) approx.

While 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.
Made with Metropax 62026



PROPERTY DETAILS FOR

35 Factory Lane, Peel

Disclaimer

These particulars are for information purposes only and do not constitute or form any contract nor should any statement contained herein be relied upon as a representation of fact.

Neither the vendor nor Black Grace Cowley (the firm), nor any officer or employee of the firm accept liability or responsibility for any statement contained herein.

The vendor does not by these particulars, nor does the firm, nor does any officer or any employee of the firm have any authority to make or give any representation or warranty whatsoever as regards the property or otherwise. It is the sole responsibility of any person interested in the property described in these particulars to make all proper enquiries and searches to verify the description of the property and all other particulars herein.

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

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