

carter moon
property sales & lettings




55 Victoria Street
Douglas
Isle of Man
IM1-2LA



2, VICARAGE ROAD BRADDAN £875 PCM

- Delightful, well appointed & spacious Maisonette
- Fabulous 28ft open plan Lounge & kitchen area
- 2 Large bedrooms with fitted wardrobes
- Modern bathroom
- Utility room & courtyard (Parking space)
- Vacant & unfurnished
- No Smokers or Pets

Key Features

2 
1 
2 

Full Description

This full of character property offers well appointed accommodation throughout with a 29 ft stunning bright and airy open plan lounge/dining / kitchen (installed 2017) with integrated appliances. 2 good sized bedrooms with Velux windows for natural light and modern bathroom. Spacious entrance hallway with attractive turning staircase to upper floor (Generous cloaks space) 17 ft Utility room / boiler room (fully plumbed for washing machine & vented for dryer). Outside courtyard with additional storage areas & Manx stone outbuilding. Parking space and convenient roadside parking. The property runs on Gas central heating with a modern megaflo system. Vacant & ready for immediate occupancy.

Full details comprises -

Ground Floor.

Courtyard entrance & parking space.

ENTRANCE HALLWAY (16 ft 4 - 8 ft 5)

Spacious area with generous hanging cloaks space. Original tiled flooring. Ceiling down lighting. Fitted double radiator. Attractive wide staircase to upper floor.

OPEN PLAN LOUNGE / DINING & KITCHEN AREA (28 ft 8 - 16 ft 10)

Impressive area with plenty of natural light from 2 large skylight windows. Feature rustic fireplace with wooden mantle top. Deep sill windows. Delightful exposed timber beams. Attractive light Oak flooring.

Wall mounted lighting. TV/TEL connections. Multiple power points.

KITCHEN - Fabulous new kitchen that's fitted with an excellent range of cream fronted base, wall & drawer units. Ample work surfaces and breakfast bar incorporating a stainless steel sink unit with mixer tap & drainer. Tiled splash backs. Appliances include - Touch control 4-ring electric hob & oven with filter hood above. Under counter fridge / freezer. Integral slimline dishwasher. Matching Oak flooring. Multiple power points.

INNER HALLWAY

Light Oak flooring. Deep sill gable windows that provides plenty of natural light.

BEDROOM 1 (13 ft 8 - 11 ft 8)

Well proportioned bright & airy room with ample space for stand alone furnishings. Built-in linen cupboard with slatted shelving. Additional over head storage units. High ceiling. Multiple power points.

BEDROOM 2 (13 ft 9 ft 10)

Spacious room which also has large Velux window for natural light. Telephone connection. Power sockets.

BATHROOM (8 ft 6 - 5 ft 9)

Fitted with a modern 3-piece suite comprising bath unit with chrome shower attachment , pedestal wash hand basin & toilet. Half tiled walls. Feature exposed timber beam. Fan.

OUTSIDE

UTILITY / DRYING ROOM (17 ft 6 - 7 ft 5)

For the use of number 2 . Plumbed for washing machine & vented for tumble dryer. Houses gas boiler & mega flow system. Hanging clothes line. Power points.

COURTYARD

Manx stone outbuilding. Additional storage areas. parking space for 1 car & convenient road side parking.

Deposit: £875



Floor Area**Directions**

Heading out of the Douglas along Peel Road, proceed to the main intersection (Quarterbridge roundabout) where you bear left onto the New Castletown Road. Continue along the the New Castletown Road where you turn right into Saddle Road (Opposite Mylchreests Garage). Proceed along Saddle Road till you come to the mini roundabout and bear left on to Vicarage Road, continue for 50 yards where these delightful Mews cottages can be clearly identified by our For Let board on the left hand side just before Kirby Garden Nursery.

Viewings

All viewing must be accompanied by a representative of Carter Moon Estate Agency. To book an appointment please contact us on 01624-626123 or Email; info@cartermoon.com

Services

All main services connected. Gas central heating / Mega flow system.

Please note

Property is to be rented unfurnished. Recently refurbished. Kitchen installed 2017.

Inclusions

As seen.

Possession

Vacant possession. Landlord content with long term lease.

