



14 Marathon Road, Douglas, Isle of Man, IM2 4HL
Asking Price £899,950

- Stunning executive detached home finished to an exceptional standard
- Five double bedrooms including two luxurious en-suite bedrooms
- Versatile games room with WC and independent access
- Approximately 3,000 sq ft of modern living space
- Gated driveway providing parking for three to four vehicles
- Spectacular open-plan kitchen, dining and family super room
- Landscaped garden with hot tub and entertaining terrace



Finished to an exceptional standard throughout, this stunning executive detached home offers approximately 3,000 sq ft of stylish and contemporary living accommodation, perfectly designed for modern family life. Ideally positioned on Marathon Road in the heart of Douglas, the property enjoys easy access to local amenities, excellent transport links and major bus routes.

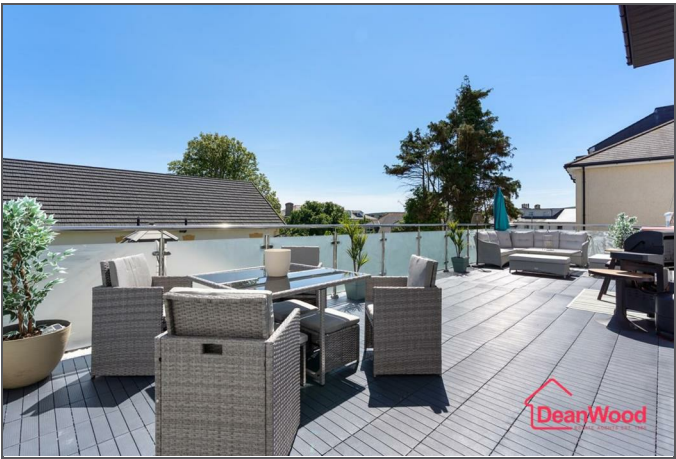
The welcoming entrance vestibule features a useful storage cupboard before leading into an impressive hallway, where the striking oak and glazed staircase creates an immediate sense of quality and space. A cloakroom/WC is conveniently located off the hallway, while double doors open into the spectacular open-plan kitchen, dining and living area. Undoubtedly the heart of the home, this superb space boasts a contemporary media wall, an extensive range of stylish wall and base units, a central island and bi-folding doors spanning the full width of the property, seamlessly connecting the interior with the outdoor entertaining area. A practical utility cupboard is located just off the kitchen. A second reception room provides excellent flexibility and is currently arranged as a dressing room but could equally serve as a home office, study or media room.

The first floor offers a spacious landing leading to five generous double bedrooms. The impressive principal suite benefits from a Juliet balcony, a dedicated dressing room and a luxurious en-suite shower room, while the second bedroom also enjoys a modern en-suite. The remaining bedrooms are served by a beautifully appointed family bathroom.

Externally, the property has off-road parking for three to four vehicles. To the rear, a full-width patio provides the perfect space for entertaining and overlooks a lower-level landscaped garden featuring an artificial lawn and hot tub. Completing this outstanding home is a versatile reception or games room with its own WC, accessed externally beneath the patio, offering excellent entertainment space.

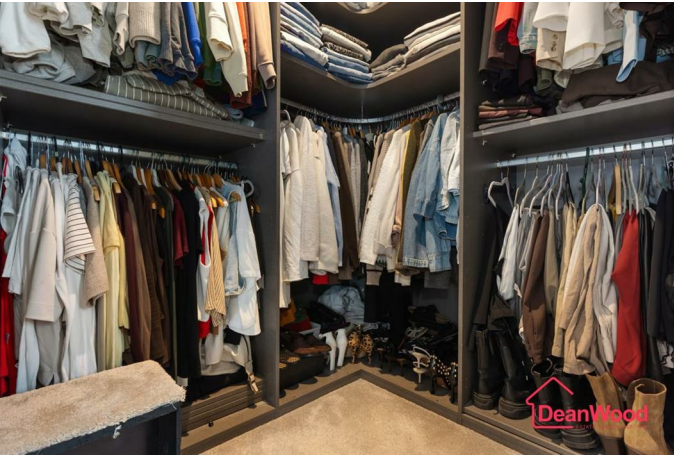
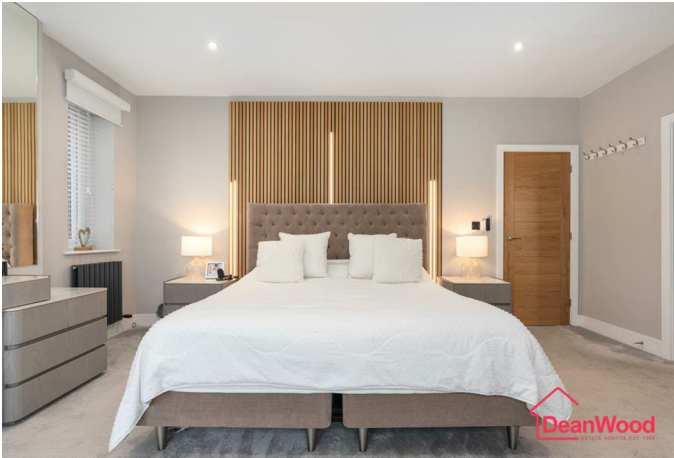


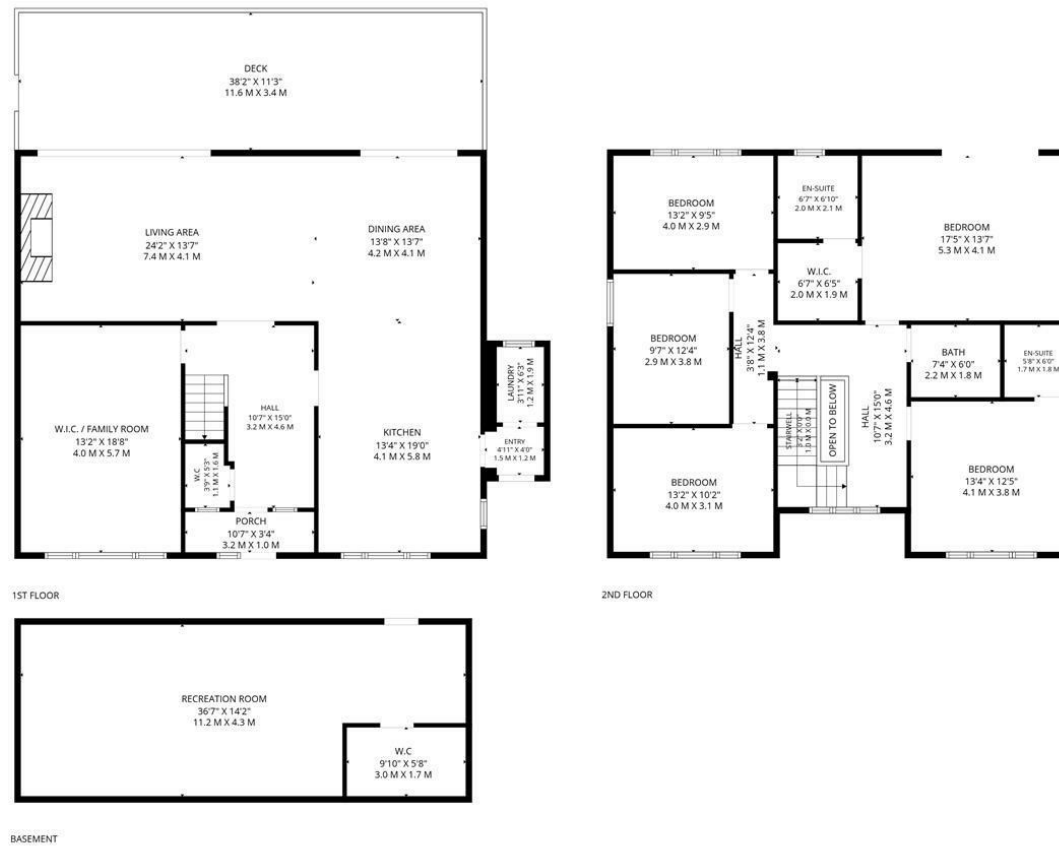












TOTAL: 2923 sq. ft, 271 m²

Basement: 517 sq. ft, 48 m², 1st floor: 1252 sq. ft, 116 m², 2nd floor: 1154 sq. ft, 107 m²
EXCLUDED AREAS: PORCH: 36 sq. ft, 3 m², DECK: 432 sq. ft, 40 m², STAIRWELL: 24 sq. ft, 2 m²,
OPEN TO BELOW: 13 sq. ft, 1 m², WALLS: 196 sq. ft, 19 m²

FLOOR PLAN CREATED BY INVISION MEDIA & MARKETING. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.



DOUGLAS

37 VICTORIA STREET
DOUGLAS
ISLE OF MAN IM1 2LF

T 01624 620606

F 01624 677363

E info@deanwood.co.im

CASTLETOWN

COMPTON HOUSE
9 CASTLE STREET CASTLETOWN
ISLE OF MAN IM9 1LF

T 01624 825995

F 01624 825996

E castletown@deanwood.co.im

RAMSEY

LEZAYRE HOUSE
87 PARLIAMENT STREET
RAMSEY ISLE OF MAN IM8 1AQ

T 01624 816111

F 01624 816588

E ramsey@deanwood.co.im

These particulars are for information purposes only. They 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 DeanWood Agencies Limited ('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.

FOR MORE PROPERTIES VISIT OUR WEBSITE @ **deanwood.im**