



ASKING PRICE

£252,000

THE DETAILS



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42 Patrick Street

Peel

£252,000

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
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THE DESCRIPTION

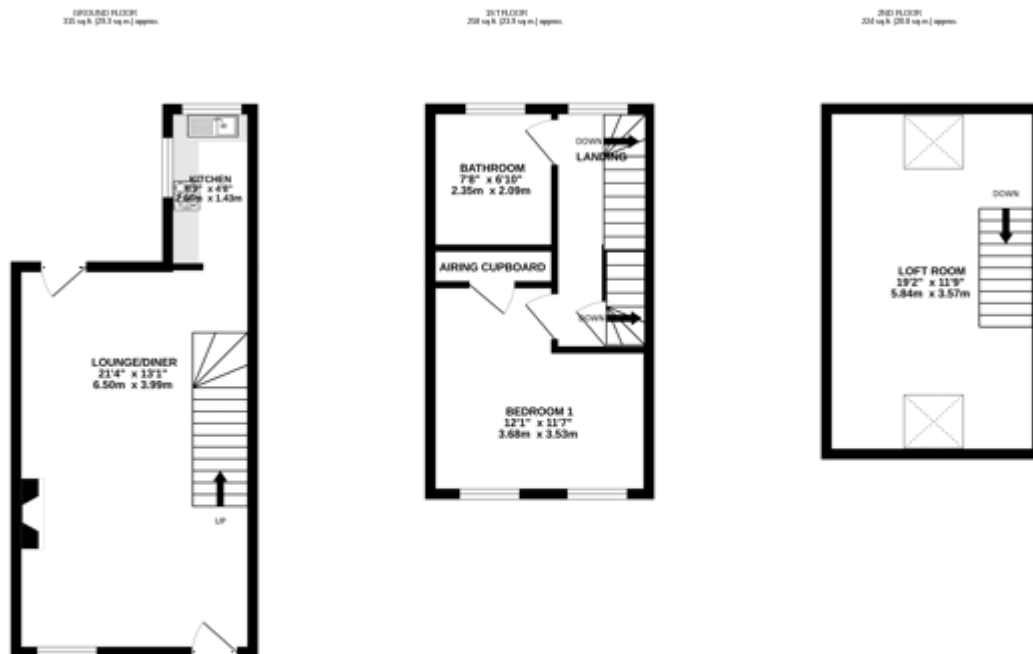
- Charming and characterful fisherman's cottage
- Situated in Old Peel with views towards Peel Hill and the Castle
- Walking distance to the Marina, bars, restaurants, beach and local amenities
- Lounge/diner, Galley kitchen
- 1 Double Bedroom, 1 Attic Room, Bathroom
- Sunny rear Garden
- Gas Central Heating
- No onward chain

THE PROPERTY

Black Grace Cowley are pleased to bring 42 Patrick Street to the market, nestled in the heart of the highly sought-after Old Peel, this charming and characterful fisherman's cottage enjoys delightful views towards Peel Hill and the historic Castle. Perfectly positioned just a stroll from the Marina, sandy beach, an excellent selection of bars and restaurants, and a range of local amenities, the property offers an enviable coastal lifestyle. From the front door straight into the spacious and well presented lounge/diner with feature inglenook fireplace (the wood-burning stove will not be included as part of the sale). The galley-style kitchen that would benefit from some further modernisation is located to the rear of the dining area with quirky under stairs storage. On the first floor is a spacious and light double bedroom and a family bathroom, stairs lead off the landing to a versatile attic room. Outside, the sunny rear garden with flower and fruit beds provides an ideal space for relaxing or entertaining.

Benefiting from gas fired central heating and offered for sale with no onward chain, this delightful cottage would make an ideal first-time home.

FLOORPLAN



TOTAL FLOOR AREA: 797 sq ft (74.1 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.
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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.

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