



ASKING PRICE

£649,500

THE DETAILS

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20 Glebe Aalin
Ballaugh
£649,500

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

- Immaculate detached family home with beautiful garden
- Village location close to Primary School
- Lounge, Kitchen/Diner, Utility Room
- 4 Bedrooms, Family Bathroom, 1 En-suite
- Double Garage plus 2 off-road spaces
- Corner plot with landscaped garden and paved patio
- Gas central heating
- Viewings highly recommended

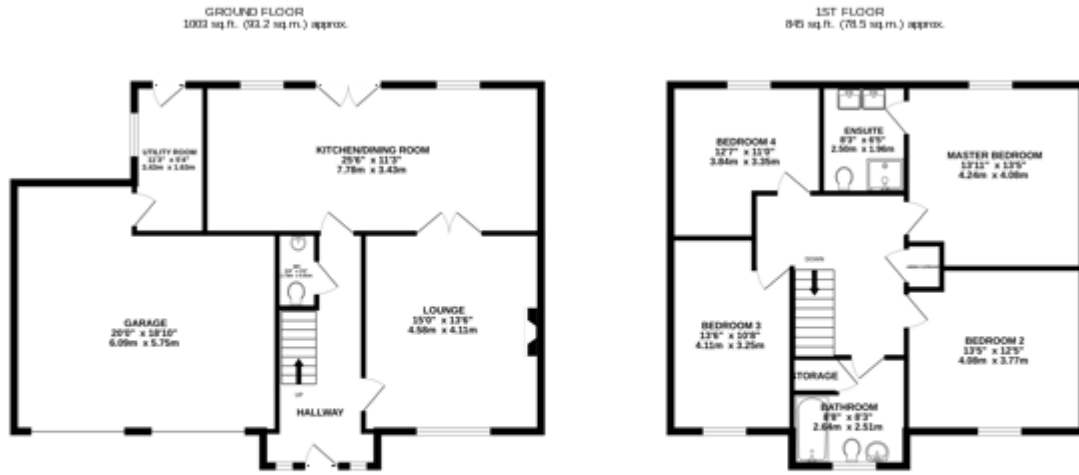
THE PROPERTY

Black Grace Cowley are delighted to bring to the market 20 Glebe Aalin, an immaculate family home situated in a sought-after village location in Ballaugh close to the local Primary School, convenience store, pub and a regular bus service. Ballaugh falls into the catchment areas for both QEII High School in Peel and Ramsey Grammar School further North. The well-appointed accommodation comprises of a light and airy hallway with cloakroom WC and door into the kitchen, to the right is a spacious lounge with French doors leading into the modern kitchen/diner. The kitchen is well appointed with integrated AEG appliances including fridge/freezer, dishwasher, hob and extractor fan over. Off the kitchen is a utility room, plumbed for laundry appliances with door access to the double garage and a separate door to the garden. Upstairs are four well-proportioned bedrooms, the master has an en-suite shower room, three further double bedrooms and a family bathroom complete the accommodation on the first floor. There is a laundry cupboard on the landing and access to the loft space.

Outside the sunny rear garden is complemented by a beautifully landscaped garden and a paved patio, creating the perfect space for outdoor entertaining and family life. Externally, the property benefits from a double garage and two off-road parking spaces, while gas central heating ensures year-round comfort. Early viewing is highly recommended to fully appreciate the quality, space, and superb setting this exceptional home has to offer.

PROPERTY DETAILS FOR 20 Glebe Aalin, Ballaugh

FLOORPLAN



TOTAL FLOOR AREA: 1848 sq ft. (171.7 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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