



Apartment 2 17 Demesne Road, Douglas, Isle of Man, IM1 3EB  
Asking Price £119,950

- Ground Floor Apartment With Excellent Access
  - Generous Double Bedroom With En-Suite Bathroom
- Bright Open Plan Living Room
  - Gas Fired Central Heating Throughout
- Spacious Separate Kitchen With Ample Storage
  - Walking Distance To Douglas City Centre



Situated within easy reach of Douglas city centre, this generously proportioned ground floor apartment offers spacious accommodation and excellent accessibility, making it an ideal choice for first-time buyers, professionals, or those seeking convenient single-level living.

The property enjoys a bright and welcoming open living room, providing an excellent space for relaxing or entertaining guests. A short set of steps leads down to the well-appointed separate kitchen, which offers an abundance of cupboard storage and workspace. A rear-facing window looks into the enclosed yard, allowing natural light to fill the room while creating a practical and functional cooking environment.

The spacious double bedroom is positioned to the rear of the apartment, offering a peaceful retreat away from the main living area. The bedroom benefits from a private en-suite bathroom, providing both comfort and convenience. Throughout the property, UPVC double glazing and gas fired central heating ensure warmth and energy efficiency all year round.

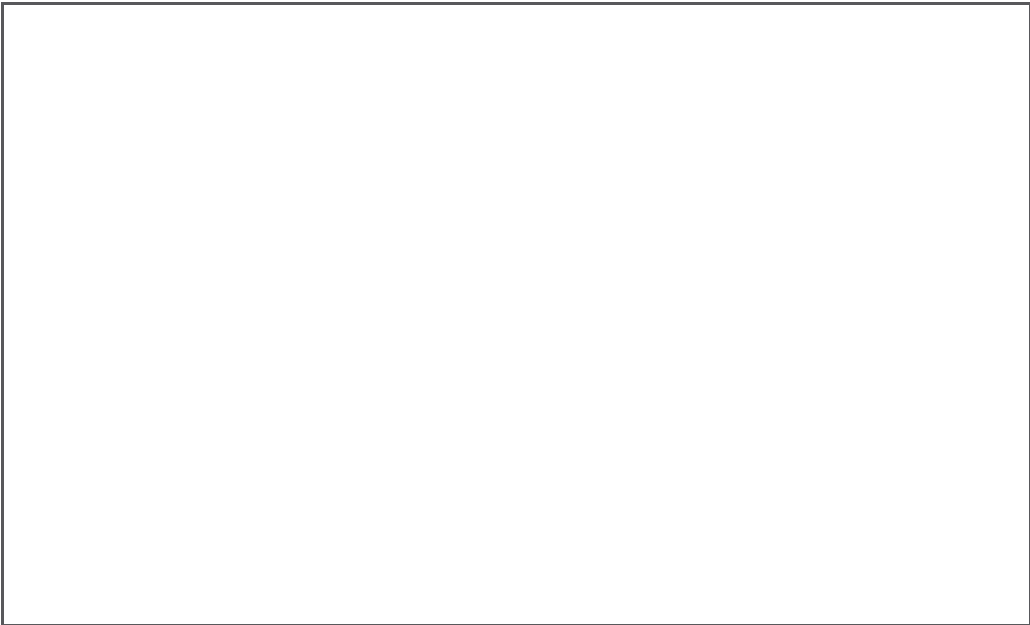
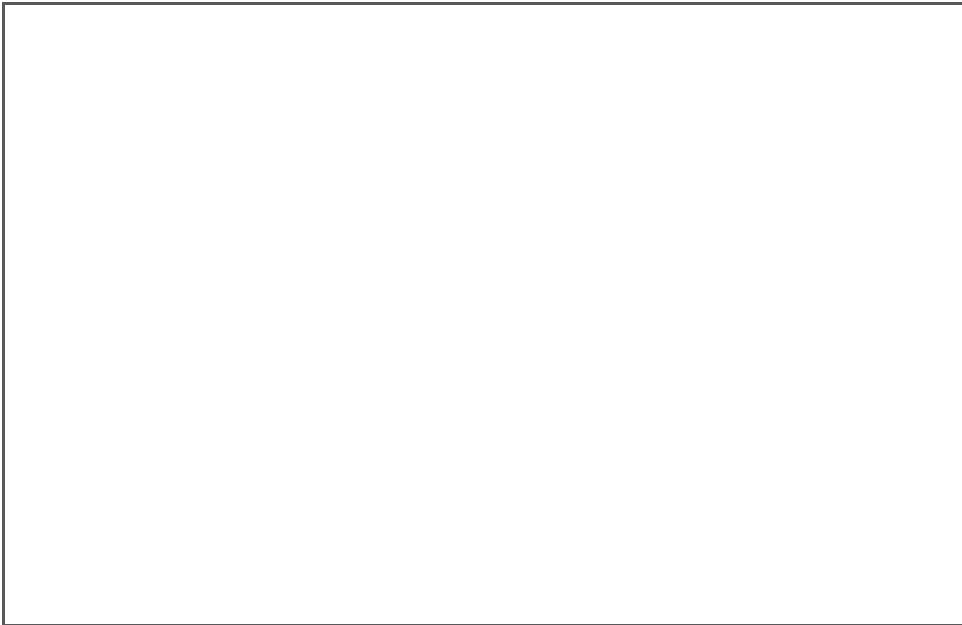
Combining generous room sizes, a practical layout, and a highly convenient location close to Douglas city centre, local shops, cafés, transport links, and everyday amenities, this well-presented apartment represents an excellent opportunity for owner-occupiers and investors alike.













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TOTAL FLOOR AREA : 566 sq.ft. (52.6 sq.m.) approx.  
Not to scale-for identification purposes only  
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LOWER GROUND FLOOR  
164 sq.ft. (15.2 sq.m.) approx.

GROUND FLOOR  
402 sq.ft. (37.4 sq.m.) approx.



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