



45 Scarlett Road, Castletown, Isle Of Man, IM9 1NX
Asking Price £480,000

- Attractive detached true bungalow in a highly sought-after Castletown location
- Stylish fitted breakfast kitchen with excellent storage and integrated appliances
- Off-road parking for two vehicles and detached single garage
- Beautifully renovated and presented to an excellent modern standard
- Three well-proportioned bedrooms and contemporary four-piece family bathroom
- Spacious lounge with bi-folding doors opening directly onto the rear garden
- Easy-to-maintain gardens with generous decking area for entertaining



45 Scarlett Road is an attractive detached true bungalow occupying a sought-after and convenient position within Castletown. Situated on the level and within easy walking distance of the town centre, the property is ideally placed for shops, restaurants, schools, bus routes and the many amenities Castletown has to offer.

The bungalow has been renovated and finished to an excellent standard, creating a stylish and comfortable home that is ready to move straight into. A bright entrance hallway provides access to the well-proportioned accommodation. The impressive lounge is a particular highlight, offering a generous living space with a feature electric fire and large bi-folding doors which open directly onto the decking and rear garden, creating an excellent connection between the house and outside space.

The modern breakfast kitchen is fitted with an excellent range of contemporary wall and base units, contrasting work surfaces, integrated appliances and a large breakfast bar providing additional storage and informal seating. There are three bedrooms, including a spacious principal bedroom with an attractive bay window, together with a beautifully finished family bathroom featuring a four-piece suite with freestanding style bath and separate shower.

Externally, the property has been designed with ease of maintenance in mind. The rear garden offers a combination of decking, lawn, established planting and mature shrubs, providing an attractive space for relaxing and entertaining. To the front is off-road parking for two vehicles, while a detached single garage provides further parking or valuable storage.

A superb turn-key bungalow in a highly convenient Castletown location, with viewing strongly recommended.















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**