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50 Magher Chirrym, Ponyfields, Port Erin, IM9 6DB
Asking Price £289,950

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Immaculate end-terrace house situated on a popular development, just a short level walk away from the beach, shops and all the amenities of Port Erin. The superbly presented accommodation comprises lounge, dining kitchen, 2 bedrooms and bathroom. Outside is a south facing rear garden and large detached garden room. Driveway to front.



LOCATION

Travelling out of Port Erin along Station Road, turn left into Ballafesson Road and proceed straight ahead. Turn into the Ponyfields development along on the right hand side. Proceed ahead and bear second right into Magher Chirrym where number 50 is straight ahead.

ENTRANCE HALL

Staircase leading to first floor.

LOUNGE

12' 0" x 11' 7" (3.65m x 3.53m)

Good sized light and airy room. Large understairs cupboard.

DINING KITCHEN

8' 3" x 6' 8" (2.51m x 2.03m)

Superbly fitted with good range of wall and base units with contrasting worktops incorporating stainless steel sink unit, induction hob with stainless steel extractor hood, electric oven, plumbing for washing machine and integrated fridge/freezer. Gas boiler. French doors leading to south facing rear garden.

FIRST FLOOR

LANDING

Loft access (part boarded).

BATHROOM

Modern suite comprising P-shaped bath with shower and screen, vanity wash hand basin & w.c. tiled flooring. Natural light.

BEDROOM 1

12' 0" x 9' 1" (3.65m x 2.77m)

Large double bedroom. Airing cupboard. Built-in wardrobe. Front aspect with pleasant views towards Bradda Head and distant hills.

BEDROOM 2

10' 7" x 9' 1" (3.22m x 2.77m)

Double bedroom. Rear aspect.

OUTSIDE

Private rear south facing garden with large decked area and artificial grass. Side access. Garden store at rear. Driveway to front.

GARDEN ROOM

16' 6" x 7' 6" (5.03m x 2.28m)

Detached garden - perfect as a hobbies room or office/study. Fully insulated, downlighters, power.

SERVICES

Mains water, drainage and electricity. Gas central heating. uPVC double glazing.

POSSESSION

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