

## **APT. 4 BEECHWOOD APARTMENTS, 7 CASTLE DRIVE, DOUGLAS, IM2 4LX**

NEW PRICE. Spacious Top Floor 2 Bedroom Apartment. Immaculate Presentation Throughout. Parking Facilities. Vacant Possession.

**For Sale - £130,000**

### **PROPERTY SUMMARY**

Price:	£130,000
Type:	Apartment
Status:	For Sale
Area:	Central, Douglas, EAST
Bedrooms:	2
Reception Rooms:	1
Bathrooms:	2

## FULL DESCRIPTION

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*NEW PRICE*

### Accommodation

#### Ground Floor

##### Communal Entrance Porch

Private post boxes. Entry phone system. Access to:

##### Communal Entrance Hallway

Staircases to upper and lower floors.

#### Top Floor

##### Apartment 4

##### Private Entrance Hallway

Entry phone system. Loft access. Smoke alarm. Coved ceiling. Ceiling downlighters.

##### Lounge/Dining Area (approx. 19'0 x 15'2)

Three uPVC double glazed windows providing plenty of natural light. Twin fitted radiators. Multiple power points. Television, satellite and telephone connection points. Smoke alarm. Coved ceiling.

##### Kitchen (approx. 10'9 x 8'6)

Fitted with an extensive range of high gloss white fronted base, wall and drawer units. Generous work surfaces incorporating a stainless steel one and a half bowl sink with a mixer tap and drainer. Tiled splashbacks. Diplomat four ring gas hob with extractor hood over and a stainless steel splashback. Built-in oven and grill. Integral appliances comprises: fridge/freezer, dishwasher and a washer/dryer. Multiple power points. Telephone connection point. Ceiling downlighters. Coved ceiling. Wood laminate flooring.

##### Bedroom 1 (approx. 12'8 x 12'6)

uPVC double glazed window providing plenty of natural light. Multiple power points. Television and telephone connection points. Coved ceiling.

##### En-Suite Shower Room (approx. 7'5 x 3'3)

Fitted with a modern three piece suite comprising of a fully tiled walk-in shower cubicle, pedestal wash hand basin and low level W.C. Fitted mirrored medicine cabinet. Extractor fan. Ceiling downlighters. Coved

## AT A GLANCE

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## INSIDE

Bedrooms:	2
Reception Rooms:	1
Bathrooms:	2
En-suite:	1
Windows:	UPVC Double Glazed
Heating:	Gas Central Heating
Furnished:	No

## OUTSIDE

Garage:	Off Street Parking
Front Garden:	Easily Managed
Rear Garden:	Easily Managed

## WHO TO CONTACT



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Cowley Groves Douglas

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ceiling. Tiled effect flooring.

**Bedroom 2 (approx. 12'9 x 10'10)**

Illuminated alcove area. Multiple power points. Television and telephone connection points. Coved ceiling.

**Bathroom (approx. 8'9 x 5'6)**

Fitted with a modern three piece suite comprising of a panelled bath tub with a shower attachment over and splash screen, pedestal wash hand basin and low level W.C. Fitted mirrored medicine cabinet. Extractor fan. Ceiling downlighters. Coved ceiling. Tiled effect flooring.

**Outside**

One allocated parking space.

**Inclusions**

All floor coverings and light fittings.

**Services**

All main services are connected. Gas fired central heating. uPVC double glazed throughout.

**Tenure**

Leasehold. Remainder of a 999 year lease.

**Management Company**

There is an active management company in place with the current charge set at £1,984.01 for the financial year 2018/19.

**Rates**

£461.52 (incl. water rates) 2019.

**Directions**

Travelling out of Douglas along the Promenade continue through the traffic lights at Broadway heading in the direction of Summerhill. Passing the Spectrum development on the left hand side, take the second turning on the left and continue straight where Beechwood Apartments can be found at the top of the terrace, clearly identified by our For Sale board.

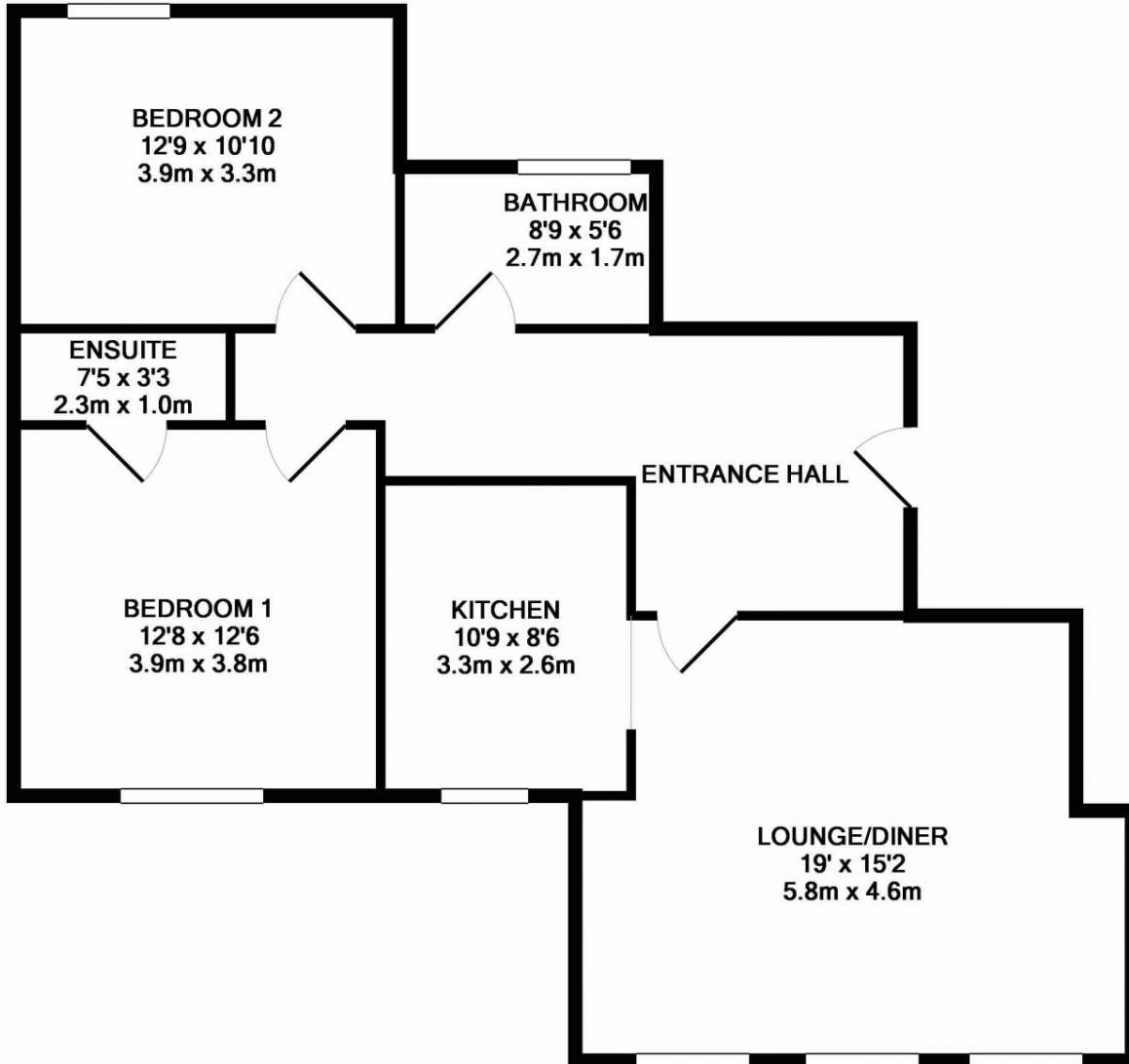
## GALLERY

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## FLOORPLANS

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TOTAL APPROX. FLOOR AREA 881 SQ.FT. (81.9 SQ.M.)

Whilst every attempt has been made to ensure the accuracy of the floor plan 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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## LOCATION

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