






3 Auldyn Court, Ramsey, IM8 2TP

Offered with no onward chain a bright and spacious second-floor apartment with allocated parking. Featuring an open plan living area with great natural light, two large double bedrooms, bathroom, and hallway storage. Close to local schools and the amenities of Ramsey.

~~£220,000~~ **£209,950**

Property Overview

Property Type	**Apartment**
Receptions	**1**
Bedrooms	**2**
Bathrooms	**1**

Property Details

Property Type	**Apartment**	Heating	**Gas Fired Central Heating**
Receptions	**1**		
Bedrooms	**2**	Windows	**uPVC Double Glazed**
Bathrooms	**1**	Garage	**Allocated Parking Space**

Property Agent



David Garfield

Ramsey Branch Manager
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01624 812823

Property Description

Accommodation

Apartment 3

Hallway (Approx 15'2 x 3'5)
Entrance hallway with an intercom to allow entry to the building, ceiling down lighters and carpeted flooring

Kitchen/Diner/Lounge (Approx 21'4 x 15'9)
The lounge has been designed with an open plan feel which provides space for a lounge/dining space together with a kitchen area. The kitchen area has floor and wall mounted units providing lots of storage space with plumbing for a standalone washing machine. Along the left hand wall is a low level oven with a 4 ring gas hob which has a wall mounted extractor fan above. The gas boiler for the property is mounted on the wall next to the UPVC double glazed window which provides views on to the rear aspect. The kitchen area is finished with recessed spot lights and wood effect linoleum flooring. The lounge area is spacious with a further uPVC double glazed window providing views on to the rear aspect, it is finished with a pendant ceiling light and carpeted flooring.

Bedroom 1 (Approx 11'2 x 10'9)
A bright and spacious double bedroom with a large uPVC double glazed window providing views on to the front aspect. The bedroom is finished with a radiator below the window, ceiling light and carpeted flooring. The walk in wardrobe can be accessed from this bedroom.

Walk in Wardrobe (Approx 7'1 x 6'0)
Galley shaped with a Velux window in the roof which provides lots of natural light, the room is finished with a pendant ceiling light wood effect laminate flooring.

Bedroom 2 (Approx 10'9 x 10'1)
A bright and spacious double bedroom with a large uPVC double glazed window providing views on to the front aspect. The bedroom is finished with a radiator below the window, ceiling light and carpeted flooring.

Bathroom (Approx 7'9 x 6'2)
Bright bathroom with a white 3 piece suite comprising of a pedestal sink with tiled splash back. Wall mounted above the sink is a mirror and light, positioned to the right is a uPVC double glazed, frosted window with the toilet below. Along the right hand wall is the bath, with glass shower screen, tap and shower attachment. The area surrounding the bath is tiled to the ceiling, the remainder of the bathroom is finished with painted walls, painted ceiling and linoleum flooring.

Outside
Allocated parking space for one vehicle.

Tenure
Remainder of a 999 year lease which commenced on 9/9/2010.

Management Company information and charges
Auldyn Court Management:- Ground Rent & Service Charge for period 1/9/25 - 31/8/26 £1450.00

Rates
Gross Payable: £1,233.92 2026 - 2027.

Services
Mains water, electricity and drainage.
Gas central heating.
Fibre internet installed

Directions
From the traffic lights in Parliament Square proceed onto Lezayre Road and past the Schools on both sides take the next turning right at the Builders Centre and continue straight ahead. Follow the road to the round about, taking the first left and left again where the apartment block will be at the end of road.

Offers
All offers and negotiations through the offices of Cowley Groves & Co. Ltd.

Possession
Vacant possession will be given on completion by arrangement.

Viewings
Strictly by appointment through the Agents, Cowley Groves & Co. Ltd. 9 Parliament Street, Ramsey, IM8 1AS.

To make an appointment through Managing Agents Cowley Groves:
Please contact our Ramsey office on 01624 812823 or email us on ramsey@cowleygroves.com







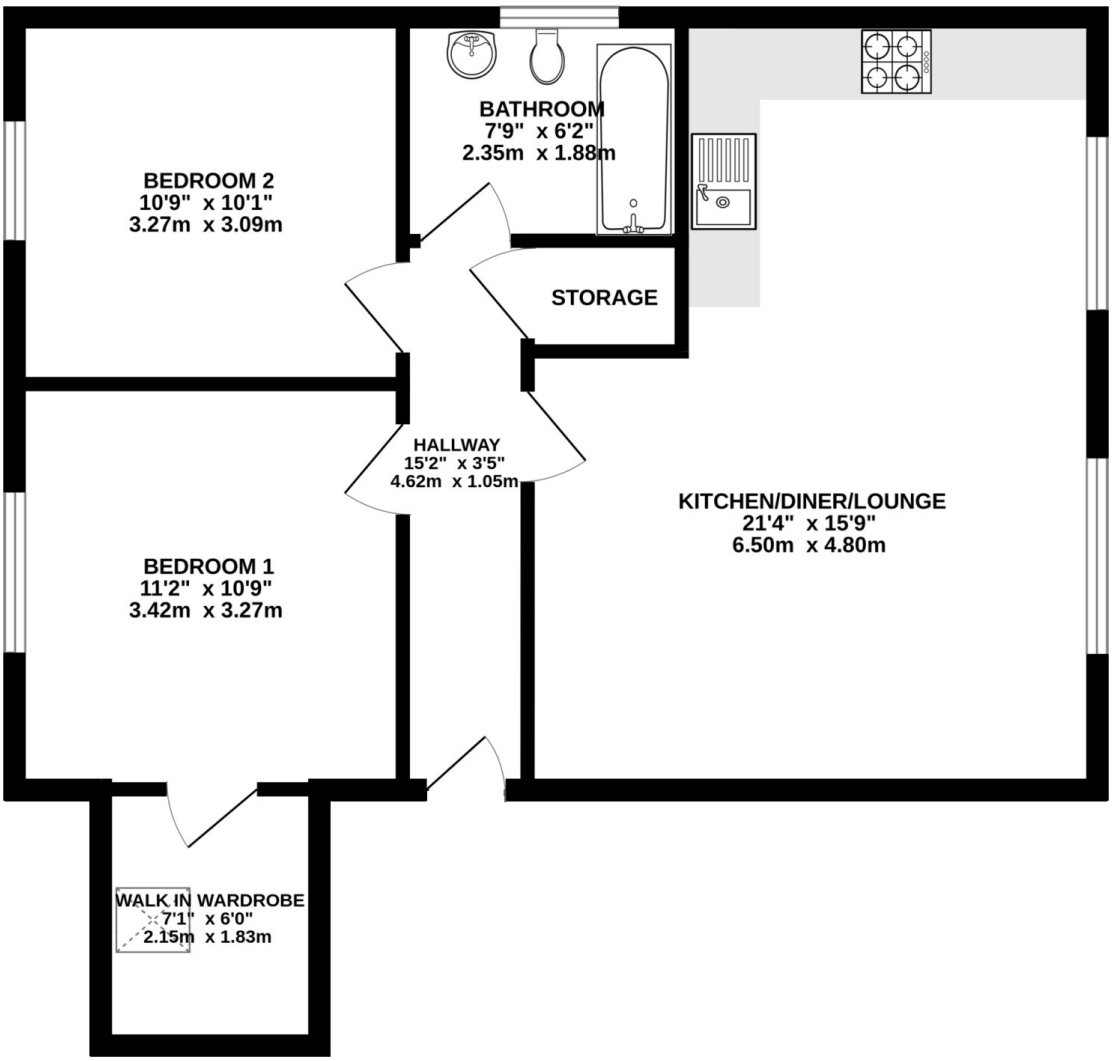


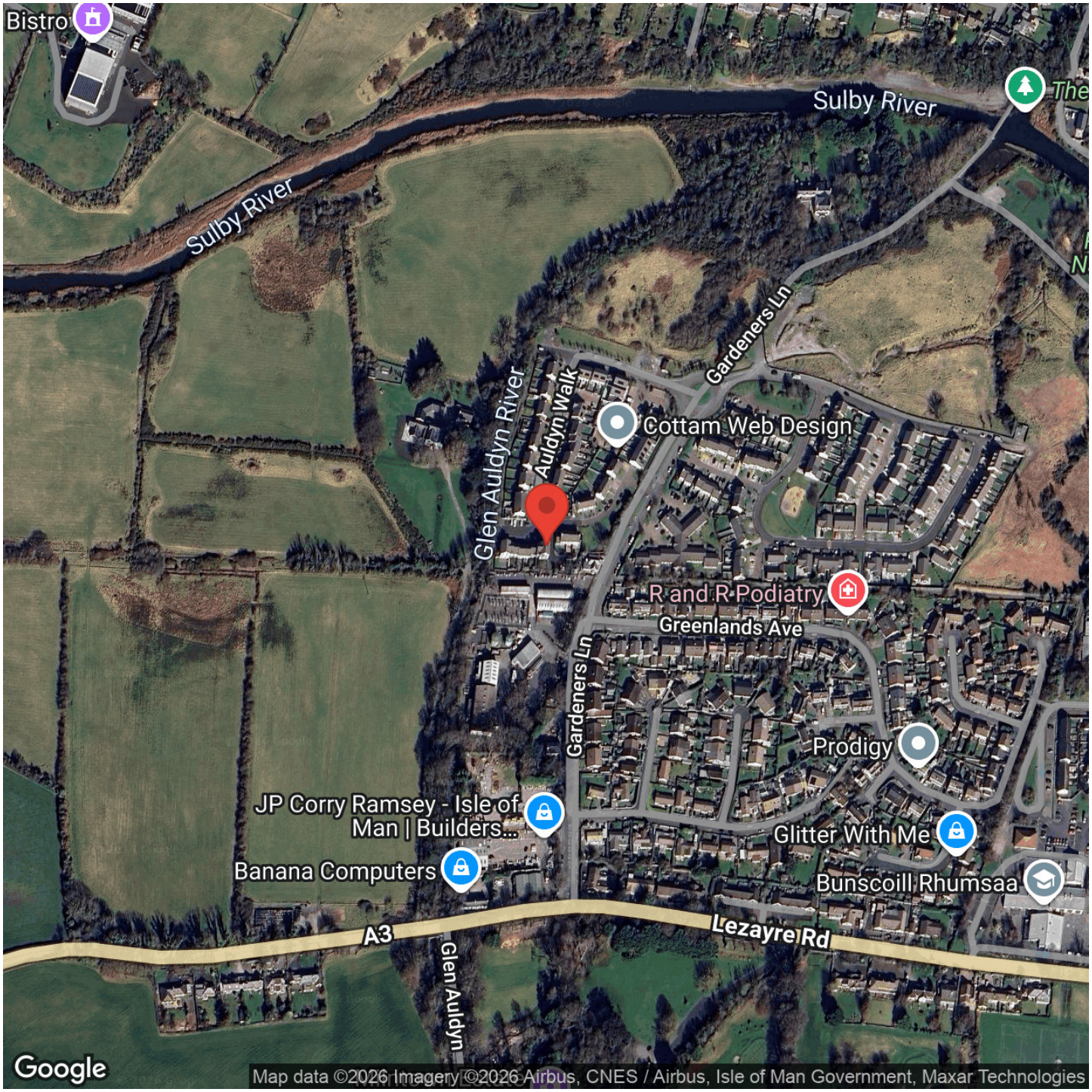







GROUND FLOOR
680 sq.ft. (63.2 sq.m.) approx.




Bistro
Sulby River
Sulby River
Gardeners Ln
Glen Auldyn River
Auldyn Walk
Cottam Web Design
R and R Podiatry
Greenlands Ave
Gardeners Ln
Prodigy
JP Corry Ramsey - Isle of Man | Builders...
Glitter With Me
Banana Computers
Bunscoill Rhumsaa
A3
Lezayre Rd
Glen Auldyn
Google
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