



ASKING PRICE

£1,650,000



THE DETAILS



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The Old Nursery
The Garey, Lezayre
£1,650,000

call in today or visit www.blackgracecowley.com for more details

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a: 51 Victoria Street, DOUGLAS, Isle of Man, IM1 2LD

PROPERTY DETAILS FOR
The Old Nursery, The Garey, Lezayre



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THE DESCRIPTION

- An outstanding Country Residence presented in immaculate order throughout
- Set in a superb rural location with tranquil surroundings
- Built to an exceptional bespoke specification and fantastic attention to detail
- Large formal reception rooms coupled with wonderful family areas
- Four bedroom suites all with en-suites complement the accommodation
- Integral triple garage
- Property set in lawned formal gardens

THE PROPERTY

Black Grace Cowley are delighted to offer The Old Nursery to the market. An outstanding country residence presented in good order throughout. Set in a superb rural location with tranquil surroundings, yet only a short drive to Ramsey, Douglas and Castletown. Built to an exceptional bespoke specification and fantastic attention to detail. A sweeping tarmac drive leads through to electrically operated wrought iron double gates, the gates open to an extensive courtyard with a large three car garage.

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Entering the property through the porch with a double oak front door that leads into a spacious reception hall, which leads into an inner hall leading to the main reception rooms. Off the inner hall is the drawing room which is an elegant triple aspect reception room with a feature French limestone fireplace and hearth with a fitted gas flame fire. Three sets of double doors lead into the garden and terrace. A spacious formal dining room with double doors leading out to the terrace and garden can also be accessed off the inner hall. The kitchen breakfast room is a wonderful open living space fitted with an extensive range of high gloss base units with granite worktops incorporating a stainless steel sink unit with waste disposal unit. Matching granite topped island with a stainless steel preparation sink and waste disposal unit, cupboards, drawers and wine rack. Matching granite backed recess housing the gas fired four oven AGA with twin hotplates and two gas burners. Built in Siemens microwave/conventional oven. Integrated Miele dishwasher, stainless steel American style Fridge Freezer and tiled floors. Down lit glass display shelving. Two sets of double doors, one to the terrace and garden and the other to the courtyard. Double doors lead into the snug/family room. The snug/family room has a feature brushed stainless steel fireplace with gas flame fire and granite hearth. Bespoke cabinets to the chimney recess with display shelves and cupboards, one housing the Bose surround sound control centre. Lastly, off the inner hall is the music room with double doors leading out to the decked veranda. Off the rear hall is a cloakroom WC and cloaks cupboard. The inner lobby has a walk in food temperature-controlled pantry/wine store with a corner refrigerator and cupboards, tiled floor. The utility room is fitted with base, wall and drawer units with a laminate work top, under counter freezer and stainless steel sink unit, tiled floors. Boiler Room housing the oil fired boiler, door to the courtyard and three car garage.

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Off the main hall is bedroom 4, a dual aspect double bedroom with an en-suite bathroom which is fitted with a three piece suite comprising of a tiled bath, wash hand basin set on hardwood cabinetry, WC and wet room area with Hansgrohe 'deluge' shower and hand spray, fully tiled walls and floor. Taking the stairs to the first floor, there is a large landing with oak panelled walls, large linen storage with twin Megaflo water cylinders and loft access. Off the landing is the master bedroom suite with dedicated zoned lighting, Ante room with fabric padded walls, sensor-activated lighting and custom made wardrobes. Leading through into the bedroom which is a generous triple aspect room with attractive rural views. The en-suite bathroom is appointed with a luxurious suite comprising twin Villeroy and Boch wash hand basin, WC and bidet. Villeroy and Boch fire and ice tiled walls and floor, matching tiled bath, glass enclosed wet room with 'Rain Dance' variable jet deluge shower head, built in cabinets and floor lighting. The master bedroom suite also benefits from a dressing room which is fully lined with cupboards, drawer, open shelving and hanging space, sensor activated lighting and door to balcony. Bedroom 2 is a spacious dual aspect double room with a dressing room with fitted wardrobes and an en-suite bathroom fitted with a four piece suite comprising tiled bath, glass corner shower enclosure with deluge shower head and hand spray, Villeroy and Boch wash hand basin and WC. Fully tiled walls and floor. Bedroom 3 is another great size bedroom with a dressing room fitted with a range of wardrobes and an en-suite bathroom fitted with a four piece suite comprising tiled bath, glass shower enclosure with deluge shower head, wash hand basin and WC, half tiled walls and tiled floor.

Externally, the property sits in beautifully manicured gardens with views towards Skye Hill. Mainly laid to lawn with mature trees and shrubs as well as rive stone terraced areas. The front lawn elevation features a central lawned courtyard boarded by a decked veranda. Gardeners WC with wash hand basin and a store housing a secondary oil boiler. Workshop/ Garden store and a triple garage with electric up and over doors.

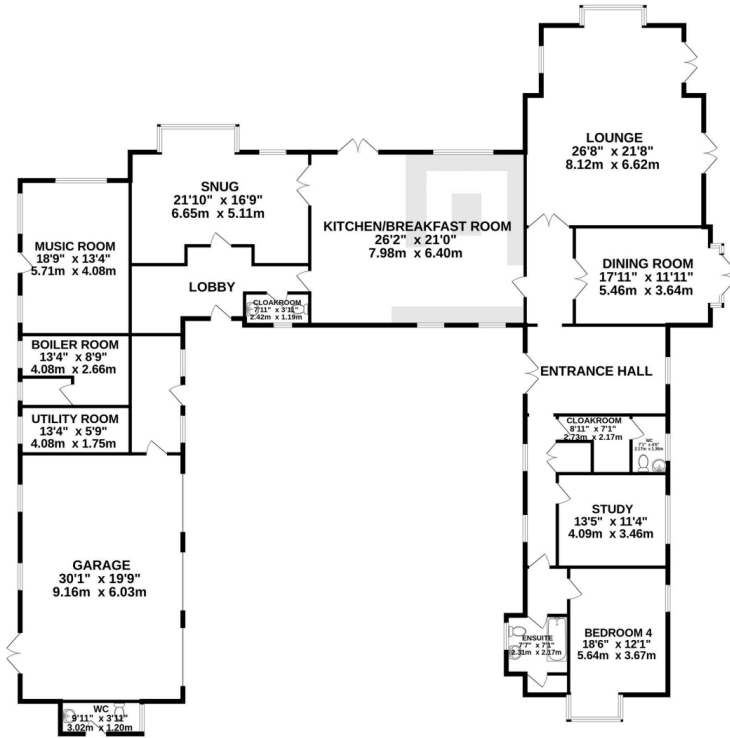
To arrange a viewing, please contact Black Grace Cowley on 01624 645555

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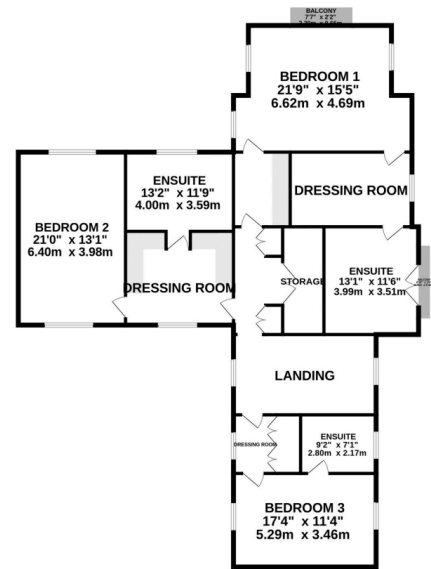
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FLOORPLAN

GROUND FLOOR
 3813 sq.ft. (354.2 sq.m.) approx.



1ST FLOOR
 1829 sq.ft. (169.9 sq.m.) approx.



TOTAL FLOOR AREA: 5642 sq.ft. (524.2 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan 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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