



ASKING PRICE

£225,000

## THE DETAILS



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18 Fuchsia Lane

Douglas

£225,000

call in today or visit [www.blackgracecowley.com](http://www.blackgracecowley.com) for more details

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

PROPERTY DETAILS FOR  
**18 Fuchsia Lane, Douglas**



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## THE DESCRIPTION

- Ground Floor modern Apartment within the over 50s development
- Close proximity to local amenities and bus routes
- 2 double Bedrooms, En-suite Bathroom and modern Family Bathroom
- Open-plan – front to back, Modern Kitchen, Lounge, Dining Space
- Allocated Parking Space
- Leasehold with active management company in place
- Offered for sale with No Onward Chain

## THE PROPERTY

Black Grace Cowley are delighted to offer 18 Fuchsia Lane to the market. A modern double fronted apartment situated within a sought after development just a few minutes walk from Governor's Hill local amenities. The property is accessed via a private entrance which leads into a spacious entrance hall. There is a modern open-plan kitchen/diner/lounge, the kitchen area is fitted with a range of contemporary style wall and base units with laminate worktops, ceramic hob and extractor over. Space for a washing machine and under counter fridge freezer. Wall mounted gas fired central heating boiler. The living area features a double glazed window with a pleasant outlook to the front and carpeted flooring. Off the hall are two double bedrooms, one of which has an en-suite shower room with a walk-in shower cubicle, wash hand basin and WC. Lastly, there is a bathroom fitted with a modern suite comprising bath with shower over, wash hand basin, WC and built in airing cupboard.

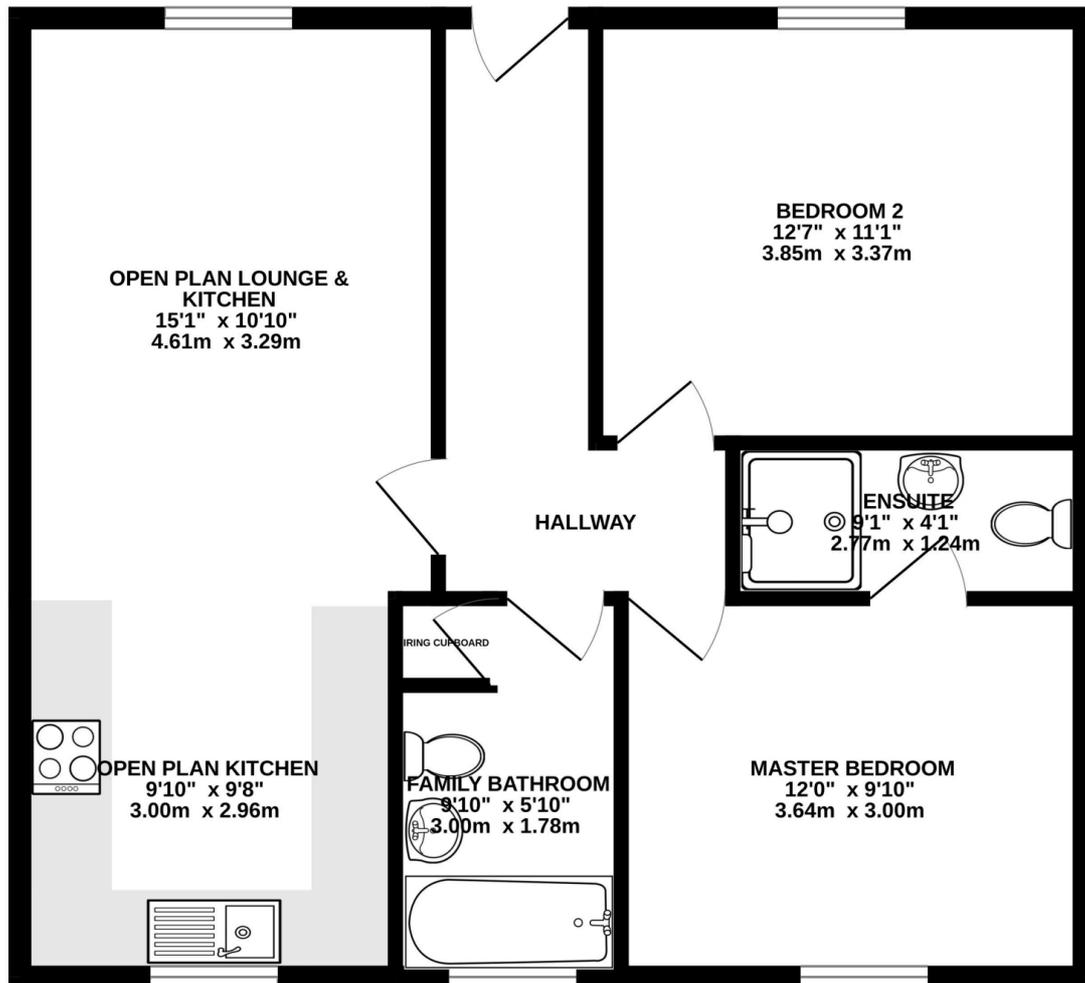
In addition to the apartment, there is an allocated parking space within the communal car park. There are also communal gardens which are maintained by the management company and included within the management fees.

The development is located on a bus route, giving easy access into Douglas Town Centre and within walking distance of local amenities.

Offered for sale with no onward chain. Gas Fired Central Heating. Double Glazed throughout.

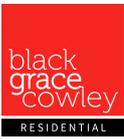
## FLOORPLAN

GROUND FLOOR  
687 sq.ft. (63.8 sq.m.) approx.



TOTAL FLOOR AREA: 687 sq.ft. (63.8 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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18 Fuchsia Lane, Douglas

## Disclaimer

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