



ASKING PRICE

£275,000



THE DETAILS



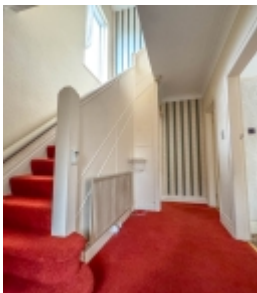
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1



2



45 Sunningdale Drive

Onchan

£275,000

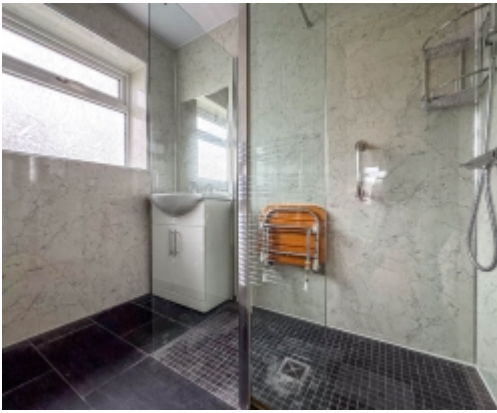
call in today or visit www.blackgracecowley.com for more details

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









PROPERTY DETAILS FOR

45 Sunningdale Drive, Onchan

THE DESCRIPTION

- Semi-Detached house situated in a sought after area
- Within close proximity of local amenities, Onchan School and Douglas town centre
- Porch, Hallway
- Lounge, Dining Room, Kitchen, Utility Room
- 3 Bedrooms, Bathroom and Separate WC
- Detached Garage
- Front and Rear Garden
- Gas Central Heating, uPVC Double Glazed
- In need of modernisation and renovation throughout

THE PROPERTY

Black Grace Cowley are pleased to bring to market 45 Sunningdale Drive, a semi-detached house situated in a sought after area in Onchan. Located within close proximity of Onchan's amenities, shops, primary school and bus route. Only a short drive into Douglas town centre. The property is in need of modernisation throughout and offers the new owner the opportunity to put their own stamp on this home.

To the front of the property is a block paved garden, to the side is a block paved driveway providing off street parking and access to the garage. Entering the property via the uPVC double glazed door which leads into a porch with access into spacious entrance hall with stairs to the first floor and large storage cupboard to the front. The lounge is situated to the front of the property with a large uPVC double glazed bay window providing plenty of natural light. The dining room is situated to the rear and also benefits from a uPVC double glazed bay window that enjoys views over the rear garden. The kitchen is accessed off the entrance hall and fitted with base and wall units. A door leads into the utility room with plumbing for a washing machine and tumble dryer and has a WC. A back door leads out to the rear garden. On the first floor are three bedrooms, bedroom 1 and 2 are both good size doubles and bedroom 3 is a good size single. In addition to the bedrooms, there is a family bathroom and separate WC.

To the rear of the property is a private lawned garden. To the front is a block paved garden which continues to the side providing off street parking. There is a detached single garage with an up and over door.

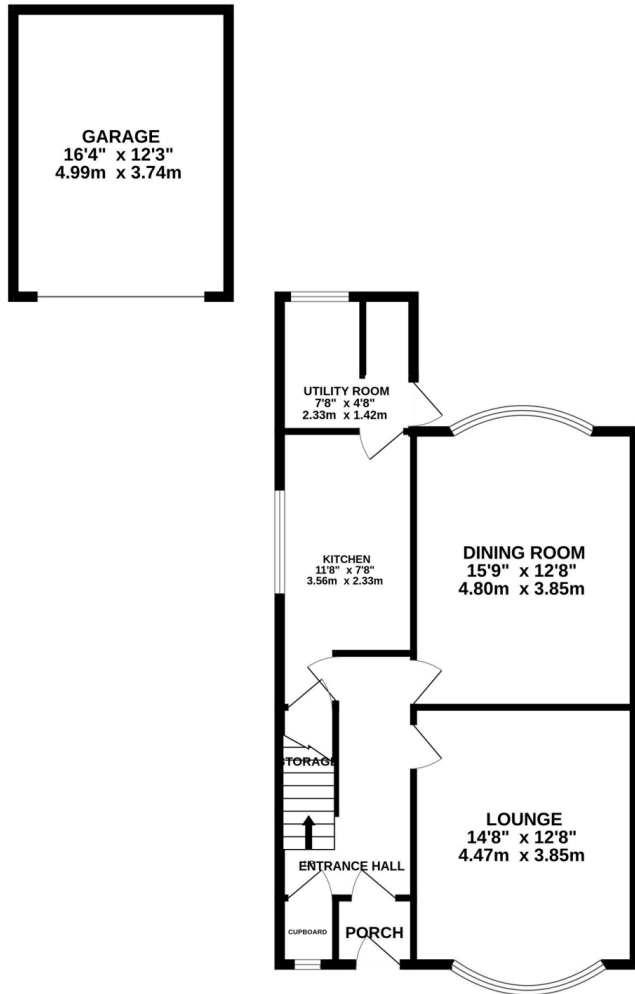
Gas fired central heating. uPVC double glazed.

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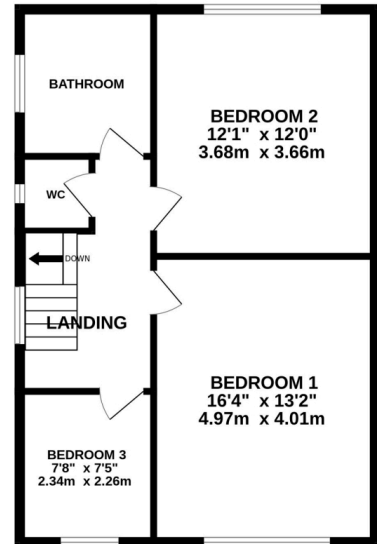
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FLOORPLAN

GROUND FLOOR
891 sq.ft. (82.8 sq.m.) approx.



1ST FLOOR
616 sq.ft. (57.3 sq.m.) approx.



TOTAL FLOOR AREA: 1507 sq.ft. (140.0 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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PROPERTY DETAILS FOR

45 Sunningdale Drive, Onchan

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