

Pear Tree Cottage
Crossag Road, Ballasalla
£459,950



Delightful 3 Bed, 2 Bathroom Detached Manx Cottage Situated In A Tranquil Countryside Location Within Close Proximity To Local Amenities And The Airport

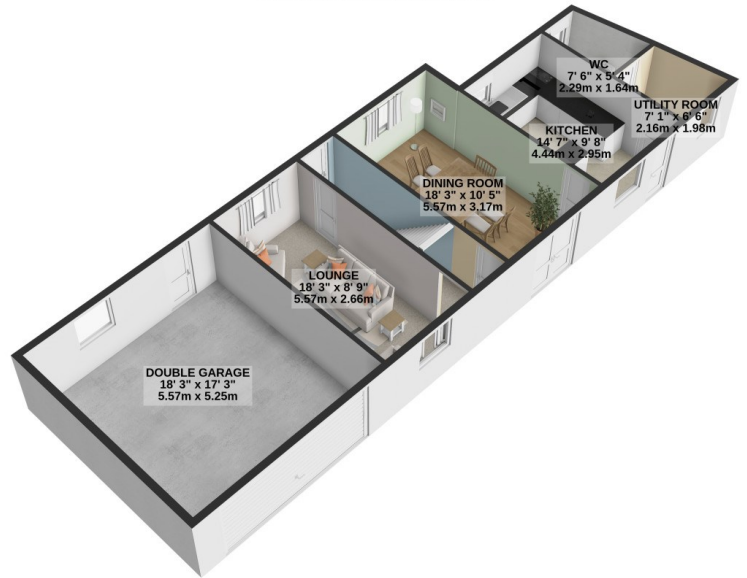
2 Reception Rooms Both With Freestanding Multifuel Burners Set In Stone Fire Place
3 Double Bedrooms, 1 With An En-suite Shower Room, Study, Family Bathroom
Bespoke Hand Built Solid Oak Breakfast/Kitchen With Oil Rayburn For Cooking And Heating
Utility Room, Downstairs WC
UPVC Triple Glazing, Heating -Oil Rayburn
Gated Driveway With Parking For Two Vehicles, To The Rear Of The Property There Is
Access For A Third Parking Space
Beautiful Private Landscaped Gardens With Paved Patio Area And Composite Decking
To The Rear There Is A South Facing Paved Patio Area
Spacious Loft Access,
Double Garage
The Property Has Been Extensively Renovated
VIEWINGS HIGHLY RECOMMENDED TO APPRECIATE THIS DELIGHTFUL COTTAGE

Directions : Travelling from Douglas to Ballasalla turn right at the roundabout at the Whitestone Inn Public House then right at the 2nd mini roundabout. Continue up the road and the property can be found on the left hand side.

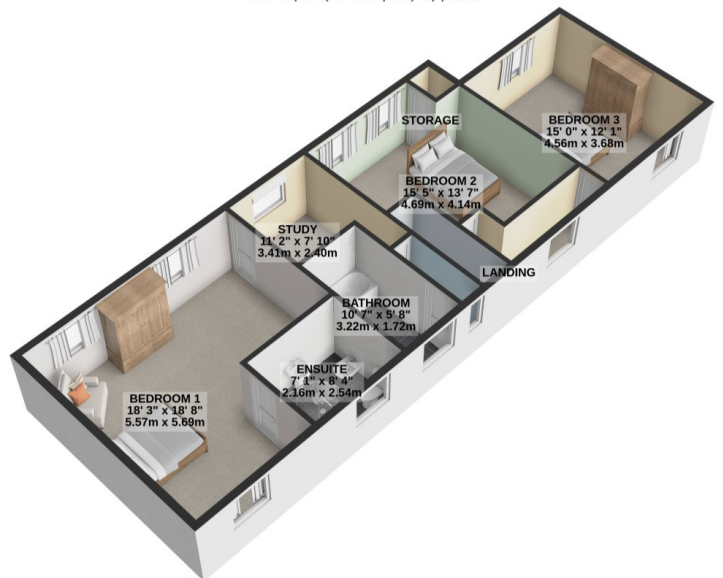
Rates : Please contact the Isle of Man Rates Office on 685661 for Current Rates



GROUND FLOOR
951 sq.ft. (88.4 sq.m.) approx.



1ST FLOOR
914 sq.ft. (84.9 sq.m.) approx.



TOTAL FLOOR AREA : 1865 sq.ft. (173.3 sq.m.) approx.

For illustrative purposes only. Decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate. Not to scale.
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