



This modern semi-detached house offers a unique position on the headland, benefiting from wonderful panoramic sea and coastal views across the wide sweep of Peel Bay to Peel Castle. The property has been modernised and updated throughout. The adaptable accommodation of this home is ideally suited for a growing/multi generational family providing ample space for everyone. As you enter, you'll be welcomed by a Lounge with cloakroom off, entrance hall, dining room, fitted kitchen accompanied by a separate utility room. There is a ground floor bedroom with ensuite bathroom which offers versatile living accommodation. The property boasts another three bedrooms. On the second floor is a master bedroom with ensuite shower room that provides stunning views of the surroundings. There are gardens to the front, side and rear and a detached double garage, providing ample room for your cars and storage needs. The property is offered for sale with no onward chain. Viewing highly recommended!





## LOCATION

From entering Peel from St. Johns, pass the QE11 High School along the A1. Turn right at the junction into Albany Road and follow to the junction. Travel across into Church Street and follow the bend into Peveril Road and continue up and along (A4) taking the fourth left turn into Mount Morrison Terrace. The approach loops both ends of the terrace.

## **LOUNGE**

20' 9" x 12' 0" (6.32m x 3.65m)

uPVC double glazed bay window with french doors to front. 3 velux roof lights. Multi fuel stove. Carpeted floor. Multiple plug sockets.

## **CLOAKROOM**

WC and wash hand basin.

## **HALL**

Window to front aspect. Stairs leading to upper levels. Radiator. Carpeted floor.

## **DINING ROOM**

13' 2" x 10' 4" (4.01m x 3.15m)

uPVC double glazed bay window to front aspect with sea views. Coved ceiling. Fireplace. Radiator. Carpeted floor. Multiple plug sockets.

## **KITCHEN**

13' 6" x 11' 6" (4.11m x 3.50m)

White Shaker style base and eye level units with laminate worktops. Island unit. Ceramic sink with mixer tap. Wood effect floor. Door to outside. Double electric oven and grill. 4 ring halogen hob with extractor over. Multiple plug sockets. Integrated dishwasher. Coved ceiling. Fireplace. Open shelves.

## **UTILITY**

9' 7" x 7' 11" (2.92m x 2.41m)

Matching white units with worktops. Ceramic sink with mixer tap. Plumbed for washing

machine. Space for fridge and freezer. Window overlooking rear garden. Wood effect flooring. Coved ceiling. Extractor. Multiple plug sockets.

## **BEDROOM**

10' 7" x 11' 8" (3.22m x 3.55m)

Dual aspect with to side and rear. Carpeted floor. Multiple plug sockets. Radiator. Fitted wardrobes.

## **ENSUITE BATHROOM**

6' 5" x 5' 0" (1.95m x 1.52m)

White suite comprising panelled bath with shower attachment over, pedestal wash hand basin and WC. Tiled walls. Opaque glazed window.

## **FIRST FLOOR: LANDING**

Carpeted floor. Windows to side and front aspects. Coved ceiling. Multiple plug sockets. Stairs to upper level.

## **BEDROOM 2**

11' 7" x 12' 8" (3.53m x 3.86m)

uPVC double glazed window to front aspect. Fireplace. Fitted wardrobes. Carpeted floor. Multiple plug sockets.

## **BEDROOM 3**

11' 10" x 11' 10" (3.60m x 3.60m)

uPVC double glazed window to rear aspect. Carpeted floor. Multiple plug sockets.

## **BATHROOM**

7' 10" x 9' 4" (2.39m x 2.84m)

White suite comprising panelled bath with electric shower, pedestal wash hand basin and WC. Vinyl flooring. Half wood panelled walls. Extractor. Linen cupboard. Towel radiator. Opaque window to rear. Window to side aspect.

## **SECOND FLOOR**

## **BEDROOM 4**

15' 7" x 18' 5" (4.75m x 5.61m)

2 large velux roof lights to front with sea views. Velux to rear. Exposed chimney breast. Restricted ceiling height. Carpeted floor. Eaves storage. Multiple plug sockets. Radiator.

## **ENSUITE SHOWER ROOM**

Shower cubicle, WC and wash hand basin.

## **OUTSIDE**

Small front low maintenance gardens. Parking area to side. Rear large paved patio. Raised beds with planting and steps leading upto large gravelled area with mature planting to sides. Summerhouse. Wooden arch leading the path towards the Garage (18'x 18') with mezzanine. External oil fired central heating boiler.

## SERVICES

Mains water, electricity and drainage. Oil central heating.

## VIEWING

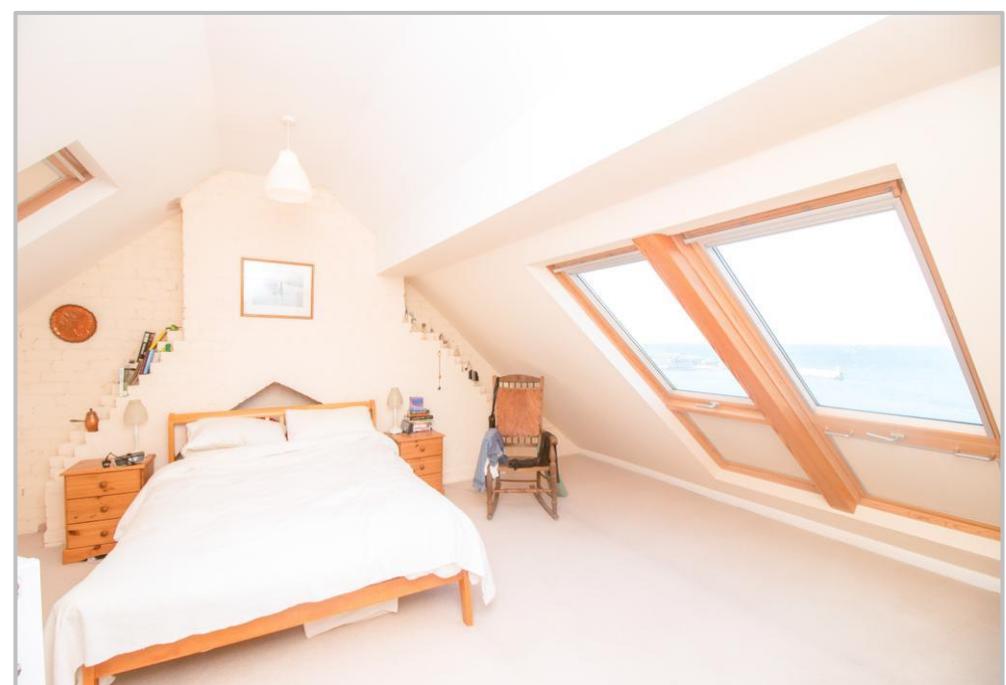
Viewing is strictly by appointment through CHRYSTALS. Please inform us if you are unable to keep appointments.

## POSSESSION

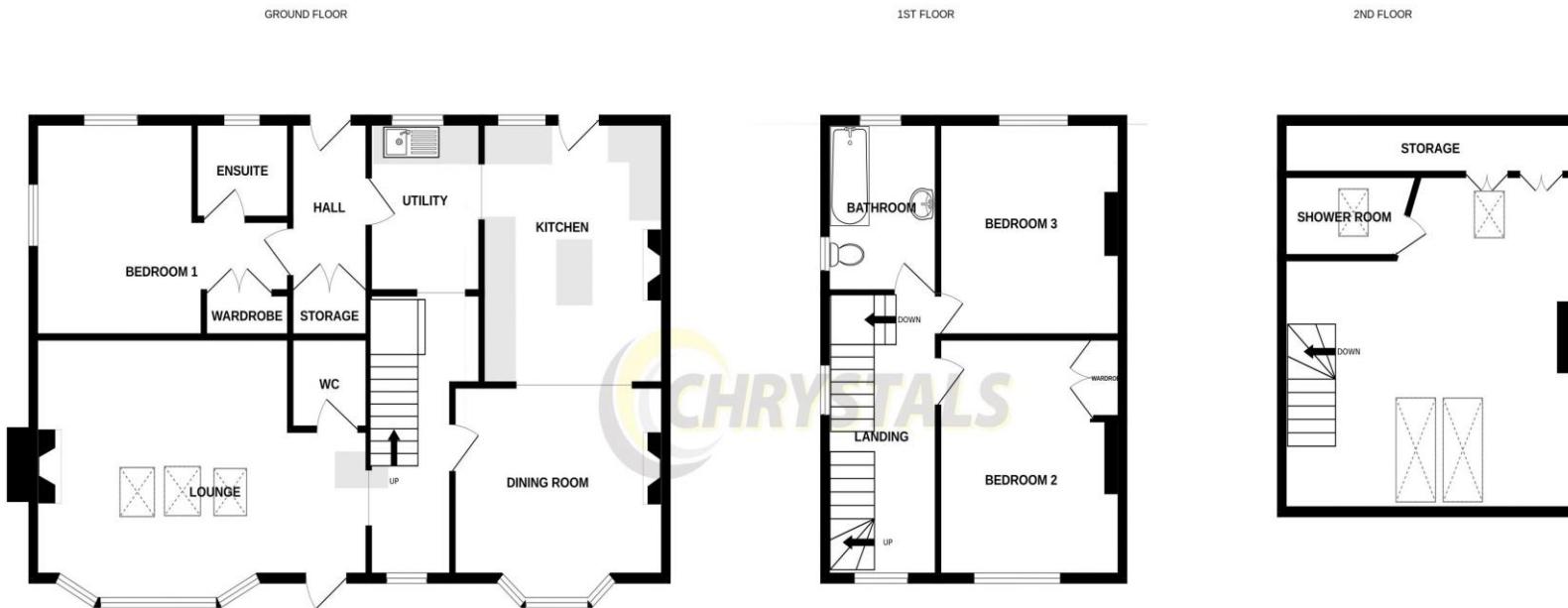
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