

Retail  
Development  
Industrial  
Investment  
Office



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## FOR SALE BUILDING PLOT

Cliff Villas, Summerland Road, Douglas,  
Isle of Man, IM2 4NF  
Asking price: £375,000



- Situated just off Queens Promenade
- Development opportunity
- Planning consent for the erection of three townhouses
- Planning permission reference: 20/00869/B

### Description

A fantastic development opportunity has arisen with full detailed planning consent for the erection of three townhouses, complete with off-street parking. The site is conveniently located just a few yards off Douglas Promenade, offering easy access to the nearby Queens Pub, local shops, and other amenities.

Each of the townhouses features four spacious bedrooms, a modern dining kitchen, and a comfortable lounge. There are two bathrooms, including an en-suite, as well as a utility room and a cloakroom. Townhouse No.1 also includes a separate study, providing extra space for a home office or workroom.

One of the standout features of these homes is the generous sized rooftop terraces, perfect for outdoor relaxation and entertaining.

The site is situated just off Switzerland Road, near the Hydro Hotel, making it a desirable and central location within Douglas.

## Directions

To reach the plot, travel north along Douglas Promenade, passing the Hilton Hotel on your left. Continue until you reach the Hydro Hotel, located on the left hand side just before the terrace of shops. Turn left at the Hydro Hotel into Switzerland Road, where the site can be found on the left.

## Planning

Planning permission has been granted under application 20/00869/B.

## Services

Water connected. Electric, and drainage to be connected.

## Possession

On completion of legal formalities.

## Legal Costs

Each party to pay their own legal costs.

## Viewing

Strictly by prior appointment through the Agents, Chrystals Commercial.

