



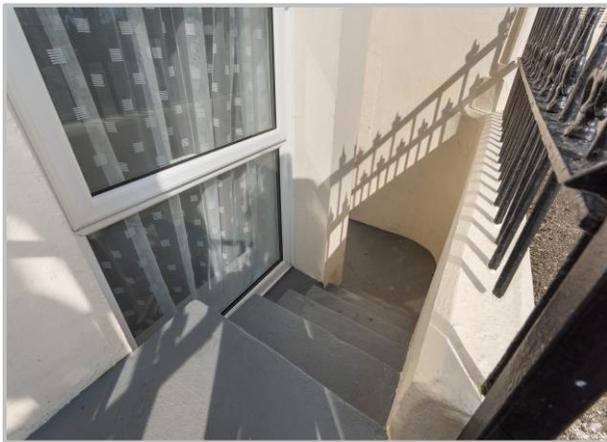
www.chrystals.co.im

Flat 1, 11 Woodville Terrace, Douglas, IM2 4HB
Asking Price £119,000

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This well-presented lower ground floor apartment is ideally situated in a central and highly convenient location, offering easy access to local amenities and transport links. An excellent opportunity for investors, the property would make a perfect buy-to-let investment. The accommodation comprises a comfortable lounge, fitted kitchen, spacious double bedroom, and an ensuite bathroom. Benefiting from gas central heating and uPVC double glazing throughout, the apartment offers both comfort and efficiency. Early viewing is highly recommended to fully appreciate what this property has to offer.



LOCATION

Travel along Loch Promenade and proceed up Broadway to the traffic lights. Turn right onto Victoria Road and continue along taking the first right into Woodville Terrace. Bear left and the apartment can be found at the end clearly identified by our For Sale Board.

PRIVATE ENTRANCE

LIVING ROOM

17' 5" x 13' 5" (5.3m x 4.1m)

KITCHEN

4' 3" x 9' 2" (1.3m x 2.8m)

INNER HALL

BEDROOM

11' 6" x 12' 6" (3.5m x 3.8m)

BATHROOM

5' 3" x 8' 2" (1.6m x 2.5m)

TENURE

Leasehold - 999 years. Management Company - Ealing Court Management Ltd. Each owner owns a share in the management company. Service Charge - £1,450 per annum.

Ground Rent - £50 per annum

SERVICES

Mains water, electricity and drainage. Gas central heating.

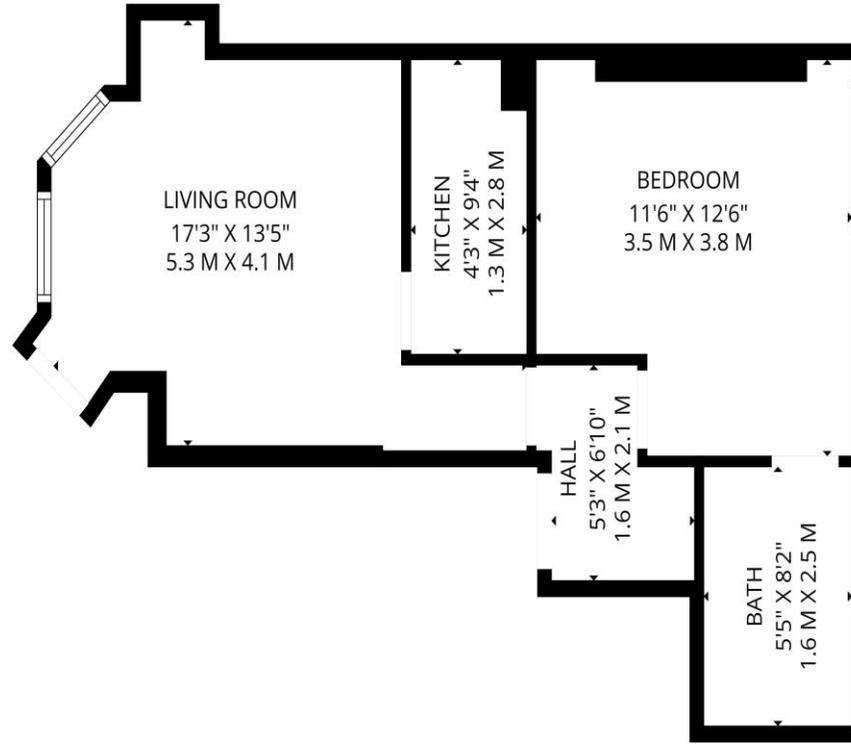
VIEWING

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

POSSESSION

Vacant on completion of purchase. The company do not hold themselves responsible for any expenses which may be incurred in visiting the same should it prove unsuitable or have been let, sold or withdrawn. **DISCLAIMER** - Notice is hereby given that these particulars, although believed to be correct do not form part of an offer or a contract. Neither the Vendor nor Chrystals, nor any person in their employment, makes or has the authority to make any representation or warranty in relation to the property. The Agents whilst endeavouring to ensure complete accuracy, cannot accept liability for any error or errors in the particulars stated, and a prospective purchaser should rely upon his or her own enquiries and inspection. All Statements contained in these particulars as to this property are made without responsibility on the part of Chrystals or the vendors or lessors.





TOTAL: 419 sq. ft, 39 m2
 1st floor: 419 sq. ft, 39 m2
 EXCLUDED AREAS: WALLS: 52 sq. ft, 5 m2

FLOOR PLAN CREATED BY INVISION MEDIA & MARKETING. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

Since 1854



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