DeanWood
ESTATE AGENTS EST. 1986

6 Larch Hill, Douglas, Isle of Man, IM2 5NQ

Asking Price £449,950

- Immaculate Detached Family Home
- Three Bedrooms Upstairs Plus Ground Floor Bedroom With En-Suite
- Bright Sunroom Extension Enhancing Living Space
- Large Private Driveway With Ample Off-Road Parking
- Convenient Outskirts Of Douglas Location
- Move-In Ready With Flexible, Modern Accommodation

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Situated in a highly convenient position on the outskirts of Douglas, 6 Larch Hill is an immaculate four-bedroom, two-bathroom detached family home that has been exceptionally well maintained and thoughtfully enhanced to provide flexible, modern living space ideal for a wide range of buyers.

The property is approached via a large private driveway, offering generous off-road parking and immediately setting the tone for the space and quality found throughout. A welcoming entrance hall leads through to a comfortable living room, perfect for everyday family life and relaxed evenings.

A particular highlight of the home is the sunroom extension, which floods the living accommodation with natural light and provides an excellent additional reception space. This versatile area works equally well as a dining space, family room or relaxing retreat, with pleasant views over the garden and seamless connection between indoor and outdoor living.

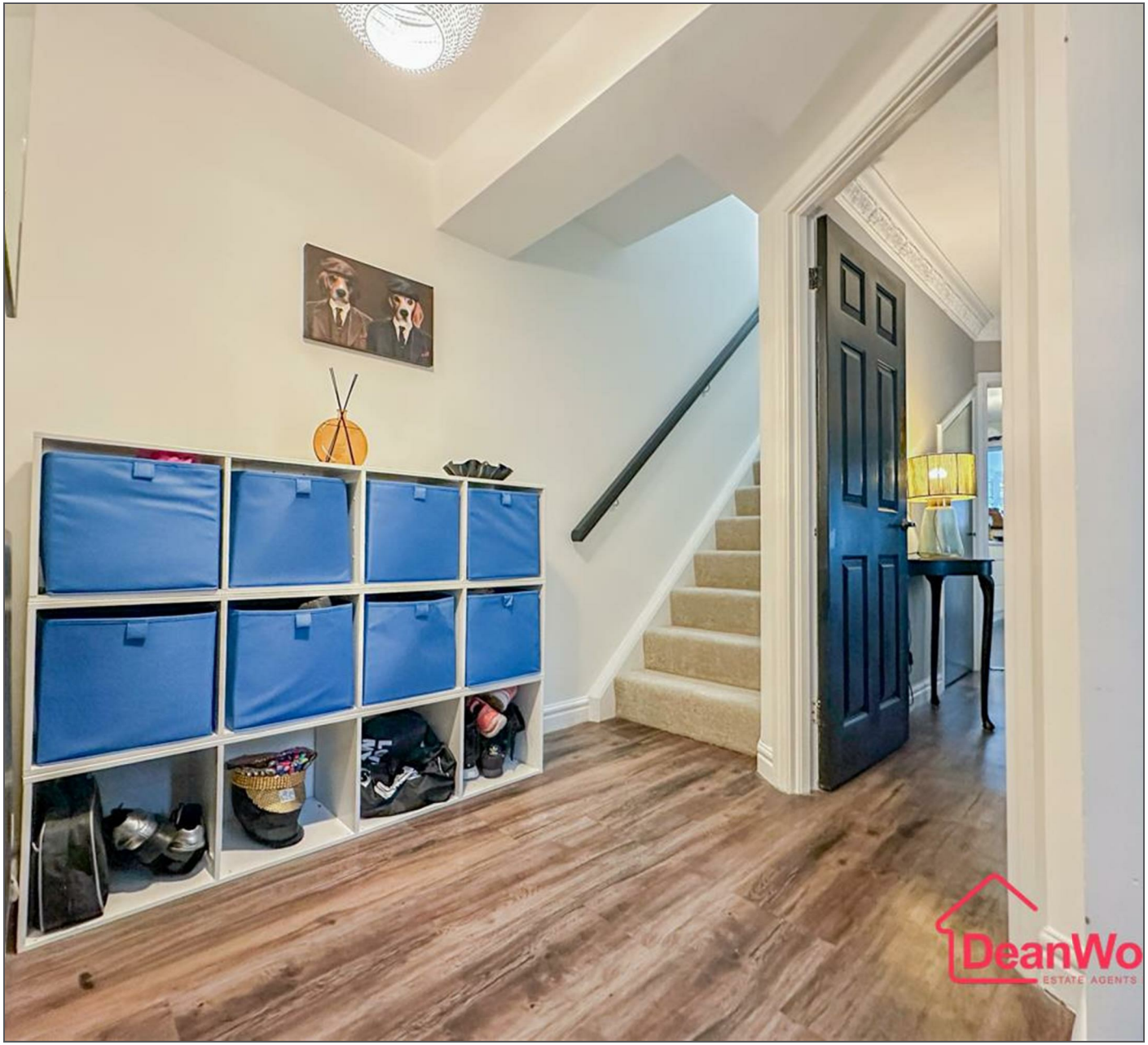
The kitchen is well laid out and practical, offering ample storage and workspace while remaining well connected to the main living areas, making it ideal for both daily use and entertaining.

One of the key features of the property is the ground floor fourth bedroom, which benefits from its own en-suite shower room. This flexible space is ideal for guests, multigenerational living, or those seeking a home office or bedroom without stairs.

To the first floor are three well-proportioned bedrooms, all presented in excellent decorative order, along with a modern family bathroom serving the upper accommodation.

Externally, the property enjoys a private and manageable garden, ideal for families and entertaining, while the location offers easy access to Douglas town centre, local schools, shops and commuter routes, all whilst enjoying the benefits of an edge-of-town setting.

This is a turn-key detached home offering space, flexibility and convenience in equal measure.



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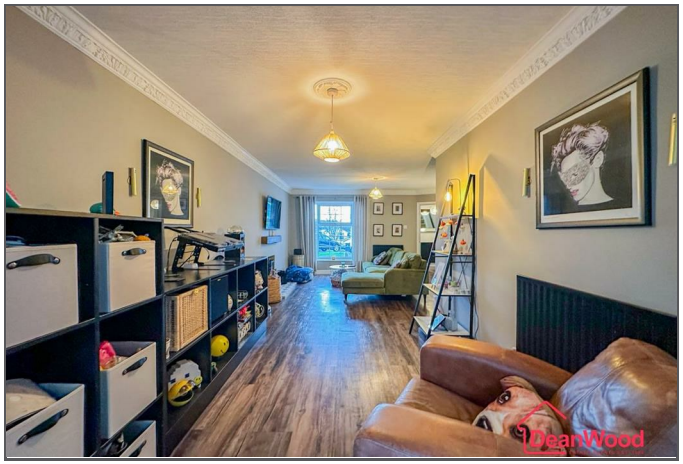
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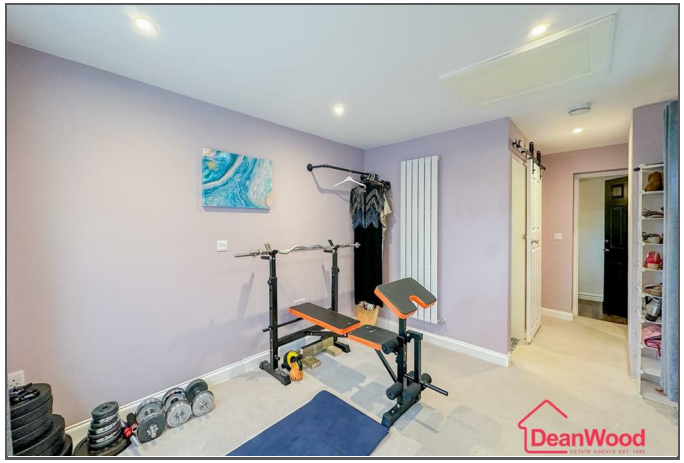
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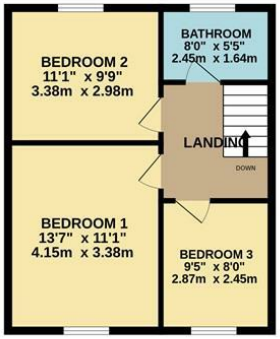
GROUND FLOOR
829 sq.ft. (77.0 sq.m.) approx.

1ST FLOOR
447 sq.ft. (41.5 sq.m.) approx.



TOTAL FLOOR AREA : 1276 sq.ft. (118.5 sq.m.) approx.
Not to scale-for identification purposes only
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