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ESTATE AGENTS EST. 1986

1 Lansdowne Queens Promenade, Douglas, IM2 4NN

Asking Price £229,950

- Spacious 2-bedroom maisonette in a prime Douglas Promenade location
- Master bedroom with en-suite plus second double bedroom
- Stunning sea views with high ceilings and large windows
- Two entrances offering privacy and flexibility
- Generous living space ideal for entertaining
- Development potential to create two apartments (subject to planning)

1 Lansdowne Queens Promenade, Douglas, IM2 4NN

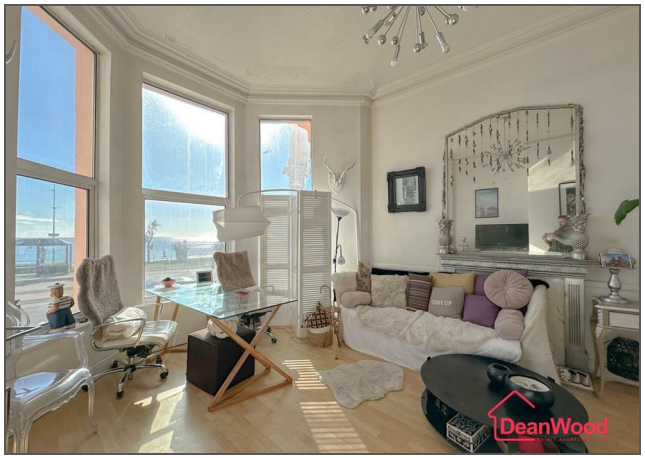
This is a rare opportunity to acquire a spacious 2-bedroom maisonette apartment located at the peaceful end of the highly sought-after Douglas Promenade. Situated just moments from a reputable restaurant, scenic promenade walks, a bus stop, and a soon-to-open coffee shop, this property offers convenience and tranquillity in equal measure.

With both a private entrance/exit at the basement level and a second entrance via the main communal hall on the first floor, this home offers a unique sense of privacy and accessibility. The first floor boasts high ceilings and tall windows in the living room, flooding the space with natural light while showcasing stunning sea views. The adjoining kitchen is well-proportioned, offering ample worktop space, with a convenient opening to the living room – perfect for entertaining.

The expansive master bedroom is a standout feature, complete with an en-suite shower room for added comfort. Descend the stairs to find a second large shower room, a second bedroom with charming bay windows, and a hallway leading to the additional entrance/exit. This hallway offers extensive storage space and a utility area, ensuring that the apartment is as functional as it is spacious.

Not only does this apartment provide a generous living area, but it also offers exciting potential for development. With the necessary planning approvals, the property could be split into two separate apartments, making this an ideal investment for those looking to maximise its value.

Whether you're searching for a light-filled home with beautiful sea views or an investment with future potential, this maisonette is a truly rare find. Don't miss your chance to secure this expansive and versatile property in a prime promenade location.



HENRI MATISSE
CHOCOLATE

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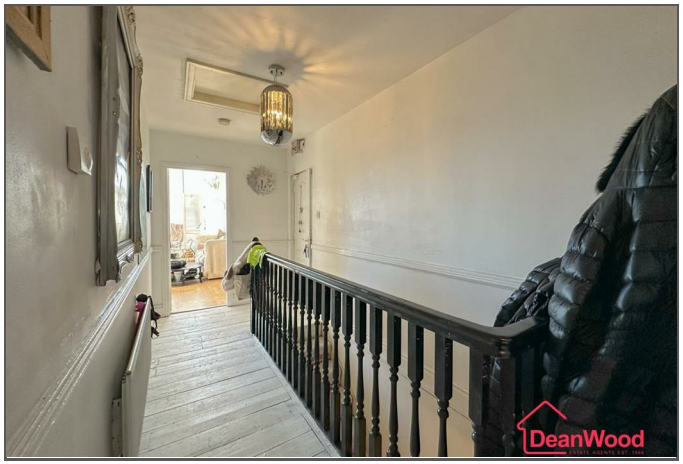
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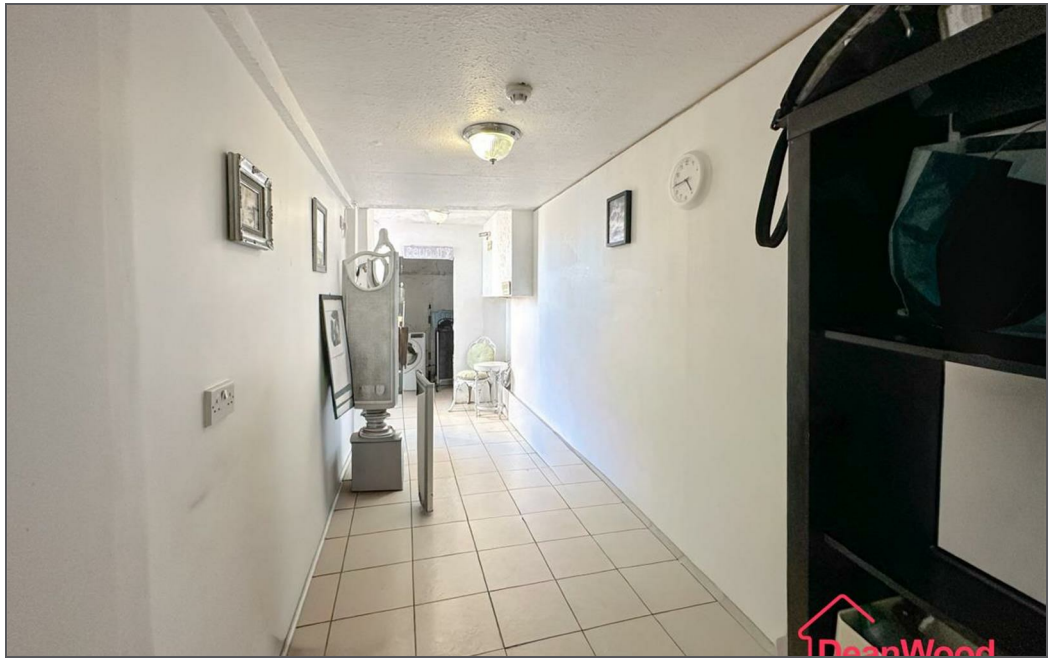
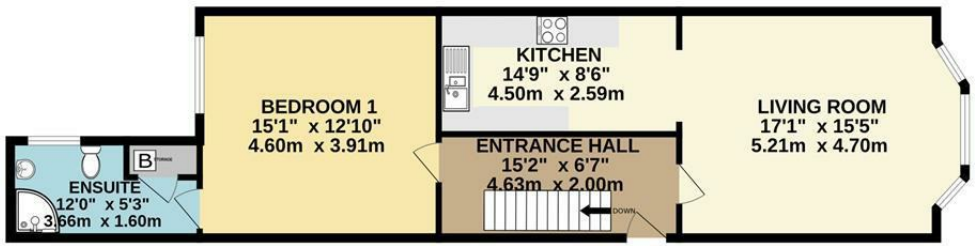
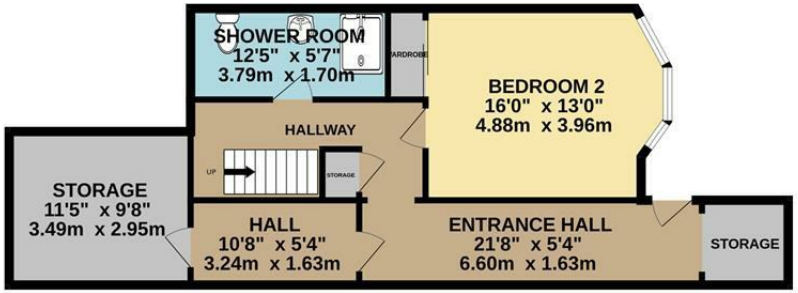


GROUND FLOOR
753 sq.ft. (69.9 sq.m.) approx.



BASEMENT
666 sq.ft. (61.9 sq.m.) approx.



TOTAL FLOOR AREA : 1419 sq.ft. (131.8 sq.m.) approx.

Not to scale-for identification purposes only
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