



14 Marathon Road, Douglas, Isle of Man, IM2 4HL
Asking Price £849,950

- Stunning executive detached home finished to an exceptional standard
- Five double bedrooms including two luxurious en-suite bedrooms
- Versatile games room with WC and independent access
- Approximately 3,000 sq ft of modern living space
- Gated driveway providing parking for three to four vehicles
- Spectacular open-plan kitchen, dining and family super room
- Landscaped garden with hot tub and entertaining terrace



Finished to an exceptional standard throughout, this stunning executive detached home offers approximately 3,000 sq ft of stylish and contemporary living accommodation, perfectly designed for modern family life. Ideally positioned on Marathon Road in the heart of Douglas, the property enjoys easy access to local amenities, excellent transport links and major bus routes.

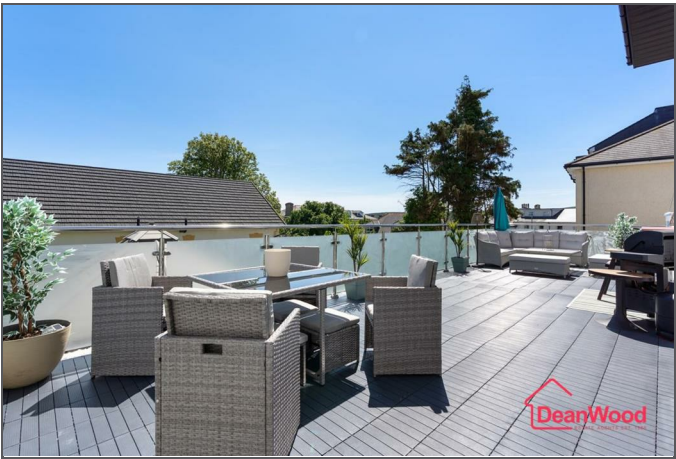
The welcoming entrance vestibule features a useful storage cupboard before leading into an impressive hallway, where the striking oak and glazed staircase creates an immediate sense of quality and space. A cloakroom/WC is conveniently located off the hallway, while double doors open into the spectacular open-plan kitchen, dining and living area. Undoubtedly the heart of the home, this superb space boasts a contemporary media wall, an extensive range of stylish wall and base units, a central island and bi-folding doors spanning the full width of the property, seamlessly connecting the interior with the outdoor entertaining area. A practical utility cupboard is located just off the kitchen. A second reception room provides excellent flexibility and is currently arranged as a dressing room but could equally serve as a home office, study or media room.

The first floor offers a spacious landing leading to five generous double bedrooms. The impressive principal suite benefits from a Juliet balcony, a dedicated dressing room and a luxurious en-suite shower room, while the second bedroom also enjoys a modern en-suite. The remaining bedrooms are served by a beautifully appointed family bathroom.

Externally, the property has off-road parking for three to four vehicles. To the rear, a full-width patio provides the perfect space for entertaining and overlooks a lower-level landscaped garden featuring an artificial lawn and hot tub. Completing this outstanding home is a versatile reception or games room with its own WC, accessed externally beneath the patio, offering excellent entertainment space.

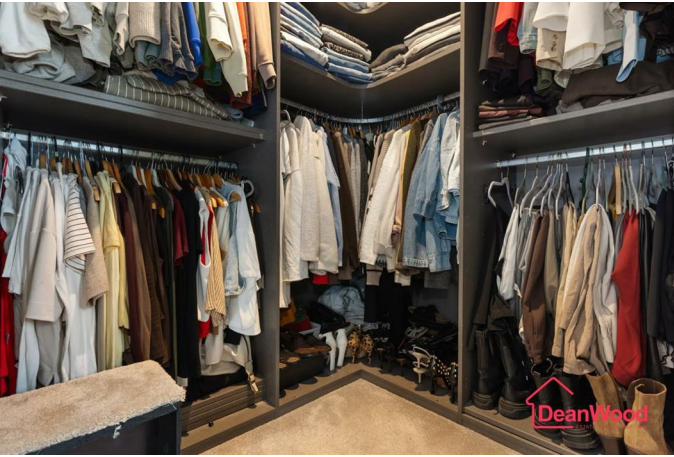
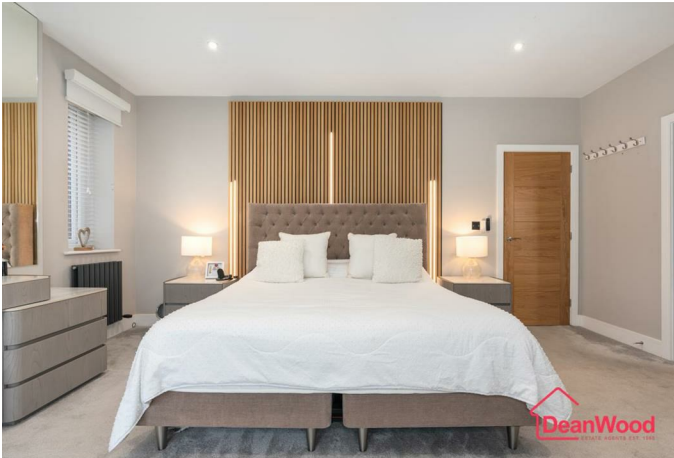


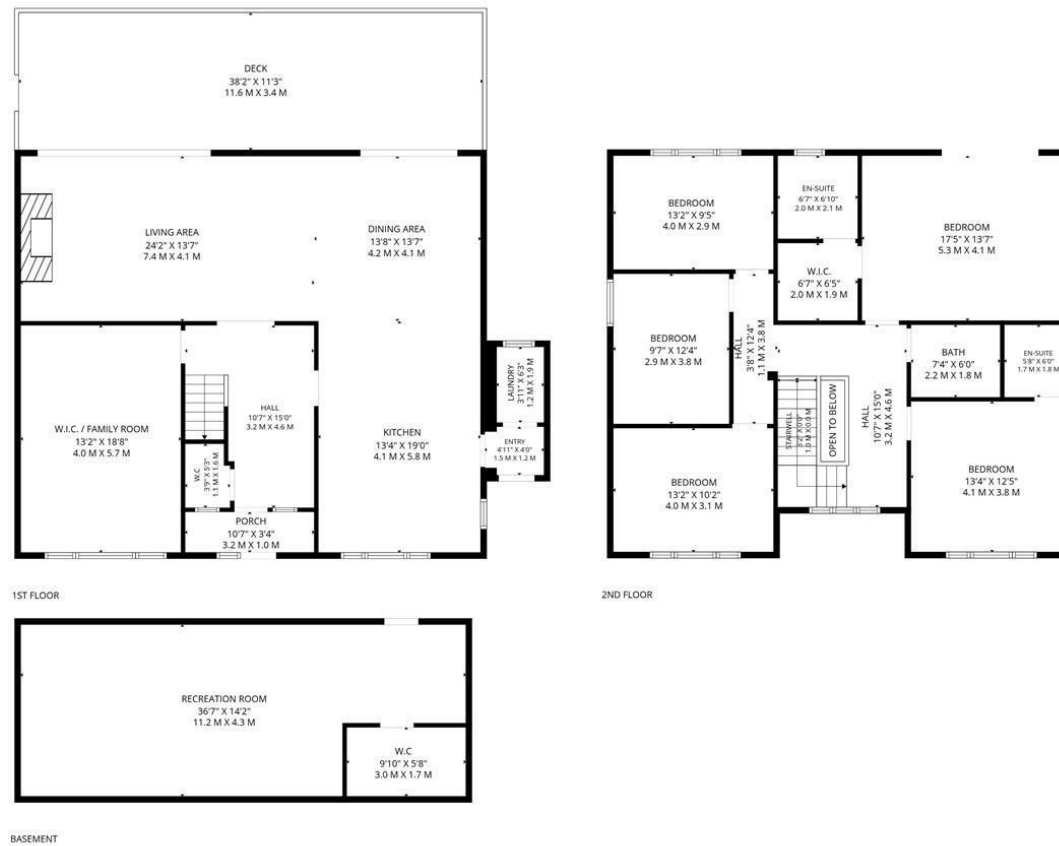












TOTAL: 2923 sq. ft, 271 m²

Basement: 517 sq. ft, 48 m², 1st floor: 1252 sq. ft, 116 m², 2nd floor: 1154 sq. ft, 107 m²
EXCLUDED AREAS: PORCH: 36 sq. ft, 3 m², DECK: 432 sq. ft, 40 m², STAIRWELL: 24 sq. ft, 2 m²,
OPEN TO BELOW: 13 sq. ft, 1 m², WALLS: 196 sq. ft, 19 m²

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



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