



Zenobia Ellenbrook Avenue, Douglas, IM2 1QJ

Asking Price £365,000



- True two-bedroom bungalow located on Ellenbrook Avenue, offering peaceful countryside views and just two minutes from the heart of Douglas
- Well-appointed dining kitchen with ample units, space for a table, integrated appliances, and direct access to the rear garden and utility room
- Positioned within the desirable Kewaigue School catchment area, ideal for families seeking quality education and a convenient location
- Two double bedrooms with built-in wardrobes, complemented by a modern shower room and separate WC for everyday convenience
- Spacious living room opens into a bright conservatory, showcasing uninterrupted rural views and filling the space with natural light
- Private driveway for two vehicles at the front, with a large tiered rear garden featuring a generous lawn and countryside backdrop



## Zenobia Ellenbrook Avenue, Douglas, IM2 1QJ

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Zenobia is a true two-bedroom bungalow enjoying outstanding open countryside views to the rear, nestled in the peaceful setting of Ellenbrook Avenue on the outskirts of Douglas. This idyllic location offers the best of both worlds—rural tranquility with scenic surroundings, yet just a short two-minute drive from the town centre. Perfectly positioned within the highly sought-after Kewaigue School catchment area, this property is ideal for families looking to combine comfort with convenience.

The accommodation is thoughtfully laid out and begins with an inviting L-shaped hallway. The spacious living room is filled with natural light, flowing seamlessly into a bright conservatory that showcases the property's stunning countryside backdrop. This space creates the perfect spot to relax while soaking in the peaceful rural views. The dining kitchen is a generous, practical area featuring ample wall and base units, space for a dining table, and fitted appliances. A double-glazed door opens directly to the rear garden, while an additional door leads to a fully glazed utility room along the side of the property.

There are two well-proportioned double bedrooms, both with built-in wardrobes, offering plenty of storage. The shower room is fitted with a modern suite, and there is a separate WC for added convenience.

Externally, the front of the property offers off-road parking for two vehicles via a private driveway. The rear garden is a fantastic size and arranged over two tiers. The lower level offers a generous lawn space, perfect for outdoor entertaining, relaxation, or enjoying the tranquil surroundings this lovely home provides.













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