

# 43 Scarlett Road, Castletown

Ref No DCP01224



**PRICE £362,500**

## DOUGLAS

37 VICTORIA STREET  
DOUGLAS  
ISLE OF MAN IM1 2LF

01624 620606

[info@deanwood.co.im](mailto:info@deanwood.co.im)

## CASTLETOWN

COMPTON HOUSE  
9 CASTLE STREET  
ISLE OF MAN IM9 1LF

01624 825995

[castletown@deanwood.co.im](mailto:castletown@deanwood.co.im)

## RAMSEY

LEZAYRE HOUSE  
87 PARLIAMENT STREET  
ISLE OF MAN IM8 1AQ

01624 816111

[ramsey@deanwood.co.im](mailto:ramsey@deanwood.co.im)

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- Detached True Bungalow
- Central Location and Close to all Amenities
- Generous Living Room Opening to Dining Room
- Fitted Kitchen
- 2 Double Bedrooms (1 En-Suite Shower Room)
- Family Bathroom
- Driveway to the Front for Off-Road Parking & Garage to the Rear
- Gardens to Front and Rear

## 43 Scarlett Road, Castletown

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**DIRECTIONS TO PROPERTY:** From Market Square, follow the road onto Queen Street, bearing right onto Farrants Way. Turn left onto Scarlett Road where No. 43 can be found on the left hand side clearly identified by our For Sale board.



Welcome to 43 Scarlett Road, a charming detached true bungalow nestled in the heart of Castletown. Boasting a prime location just a leisurely 2-minute stroll from the town centre, this property offers unrivalled convenience with easy access to all the amenities Castletown has to offer, including schools, Tesco, shops, pubs, and bus routes.

Upon entering, you are greeted by an inviting entranced vestibule that sets the tone for the warmth and comfort found throughout this home. Step into the L-shaped hallway adorned with a convenient storage cupboard, providing ample space for everyday essentials.

The heart of the home unfolds into a spacious living room, illuminated by a delightful feature bay window that floods the room with natural light. An adjoining dining room, seamlessly connected through an opening, offers the perfect setting for entertaining guests or enjoying family meals together. Adjacent to the dining area lies the well-appointed kitchen, complete with modern fittings and ample storage space, complemented by a convenient spot for a four-seater table, ideal for casual dining. The kitchen also grants easy access to the garden through a side door, blending indoor and outdoor living effortlessly. A utility room, conveniently located off the kitchen, houses the central heating system, providing practicality and functionality to everyday living.

This delightful abode features two generously sized double bedrooms, offering comfort and privacy for all occupants. The master bedroom boasts the added luxury of a convenient shower en-suite, providing a tranquil retreat after a long day. Completing the accommodation is a family bathroom, offering modern amenities for utmost comfort and convenience.

Externally, the property offers ample off-road parking with a driveway to the front, ensuring hassle-free arrivals and departures. To the rear, a generously sized garden provides the perfect outdoor oasis, offering a tranquil space for relaxation or outdoor gatherings. Completing the outdoor amenities is a single garage, providing additional storage space or secure parking.

43 Scarlett Road presents a unique opportunity to embrace effortless living in a sought-after location, offering the perfect blend of convenience, comfort, and charm. Don't miss your chance to make this delightful bungalow your forever home.

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**GROUND FLOOR**

**HALLWAY**



**LIVING ROOM** (20'6" x 12'1" approx.)



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**DINING ROOM** (10'5" x 8'10" approx.)



**KITCHEN** (11'5" x 10'5" approx.)





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**UTILITY** (7'10" x 7'2" approx.)



**BATHROOM** (7'7" x 7'2" approx.)



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**BEDROOM 1** (18'4" x 12'1" approx.)



**EN-SUITE** (6'9" x 6'5" approx.)





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**BEDROOM 2** (12'1" x 10'5" approx.)



**OUTSIDE**

**DETACHED GARAGE** (20'1" x 10'0" approx.)

**SERVICES**

All mains services are installed.  
Oil fired central heating.  
uPVC double glazing.

**ASSESSMENT**

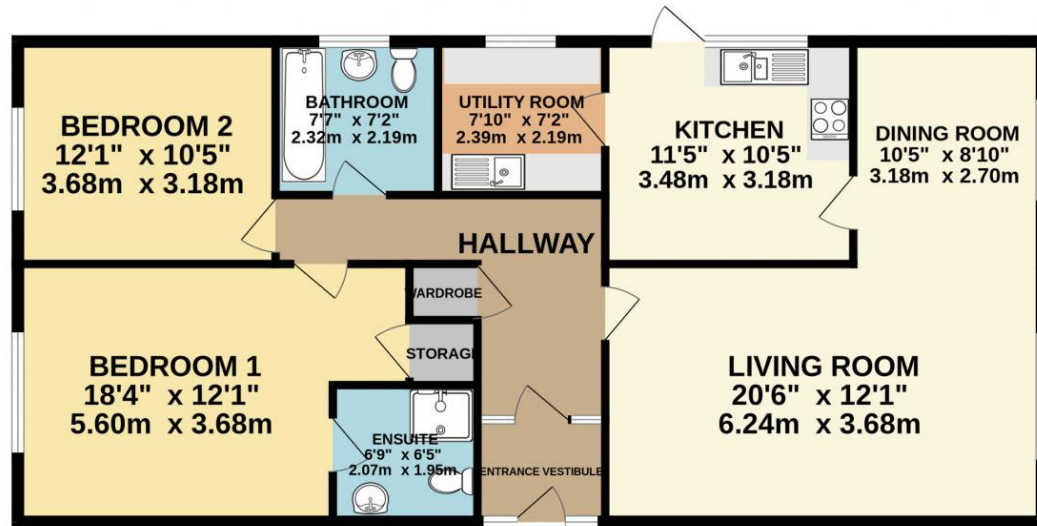
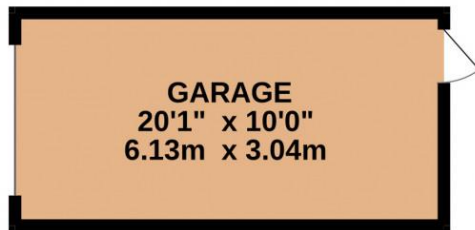
Rateable value £180                      Approx Rates payable £1,931.80 (incl. of water rates).

**TENURE**

FREEHOLD

VACANT POSSESSION ON COMPLETION

**For further details and arrangements to view, please contact the Agents.**



TOTAL FLOOR AREA : 1282 sq.ft. (119.1 sq.m.) approx.

Not to scale-for identification purposes only  
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