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ESTATE AGENTS EST. 1986



Springwood Mount Rule, Braddan, Isle of Man, IM4 4HT

Asking Price £725,000

- Beautifully situated in scenic countryside, just 10 minutes from Douglas
- Five double bedrooms plus a separate study
- Private garden with decking, entertaining areas, countryside views and ample parking
- Spacious and extended family home with versatile accommodation
- Contemporary family bathroom and modern first-floor shower room
- Impressive L-shaped living space with modern fitted kitchen and island
- Generous utility room with separate WC



Set amidst the beautiful Manx countryside, Springwood enjoys a wonderfully peaceful and private setting, whilst Douglas is conveniently accessible within approximately 10 minutes by car. This attractive and extended family home offers versatile, light-filled accommodation, combining rural charm with everyday convenience.

The ground floor begins with an entrance porch leading into the hallway. At the heart of the home is an impressive L-shaped open-plan living space, incorporating a dining area with bay window, a comfortable sitting area with fully glazed doors opening onto the garden, and a modern fitted kitchen with a comprehensive range of wall and base units, central island and further glazed garden doors. A separate, generously proportioned living room also benefits from direct garden access, providing additional space for relaxing or entertaining.

Three well-sized double bedrooms are situated on the ground floor, served by a contemporary family bathroom. A spacious utility room with a separate WC adds further practicality.

Upstairs, the first floor offers two additional double bedrooms, a study ideal for home working, and a modern shower room, creating flexible accommodation for growing families or visiting guests.

Externally, an attractive in-and-out driveway provides ample off-road parking. To the rear, extensive paved areas adjoining the kitchen and living room offer an excellent setting for outdoor dining and entertaining, complemented by a private decking area and a generous lawned garden. Surrounded by open countryside, the property enjoys attractive rural views, excellent privacy and plenty of sunshine.

Springwood presents a wonderful opportunity to acquire a spacious and adaptable family home in a truly picturesque location.



















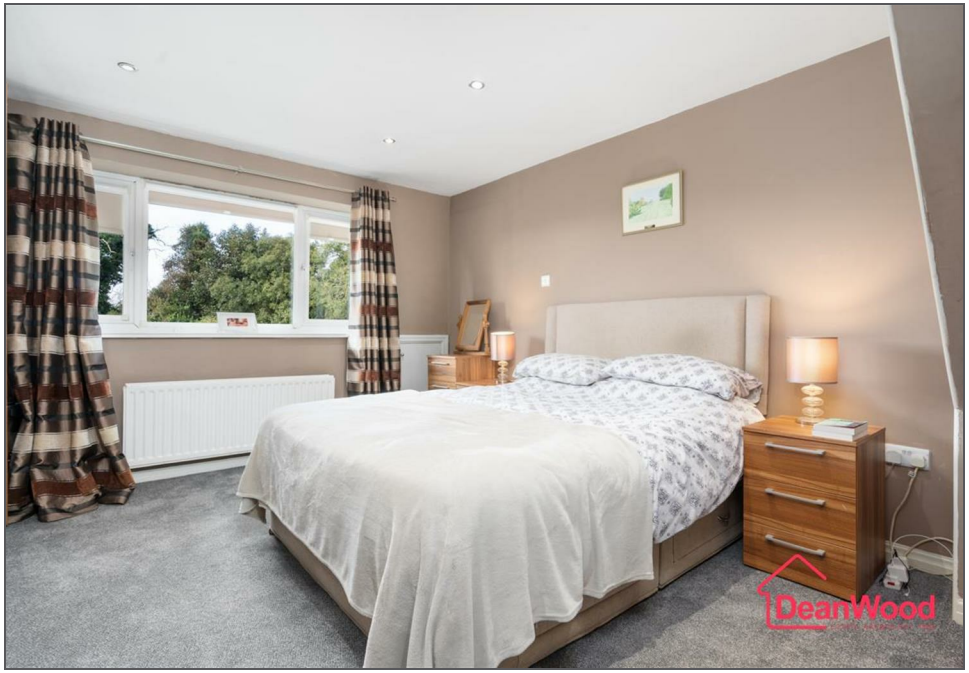












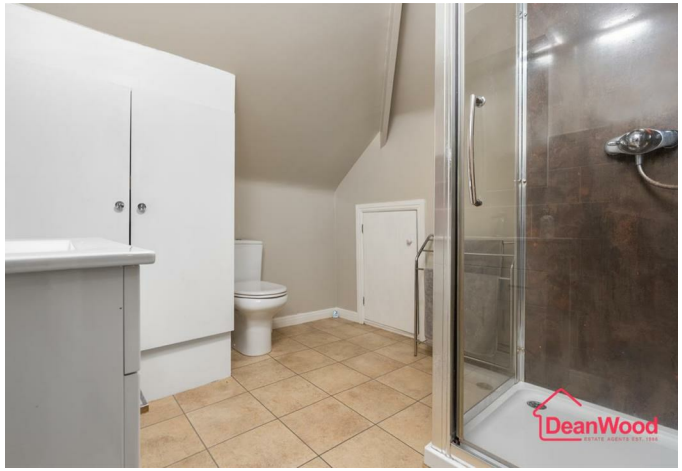







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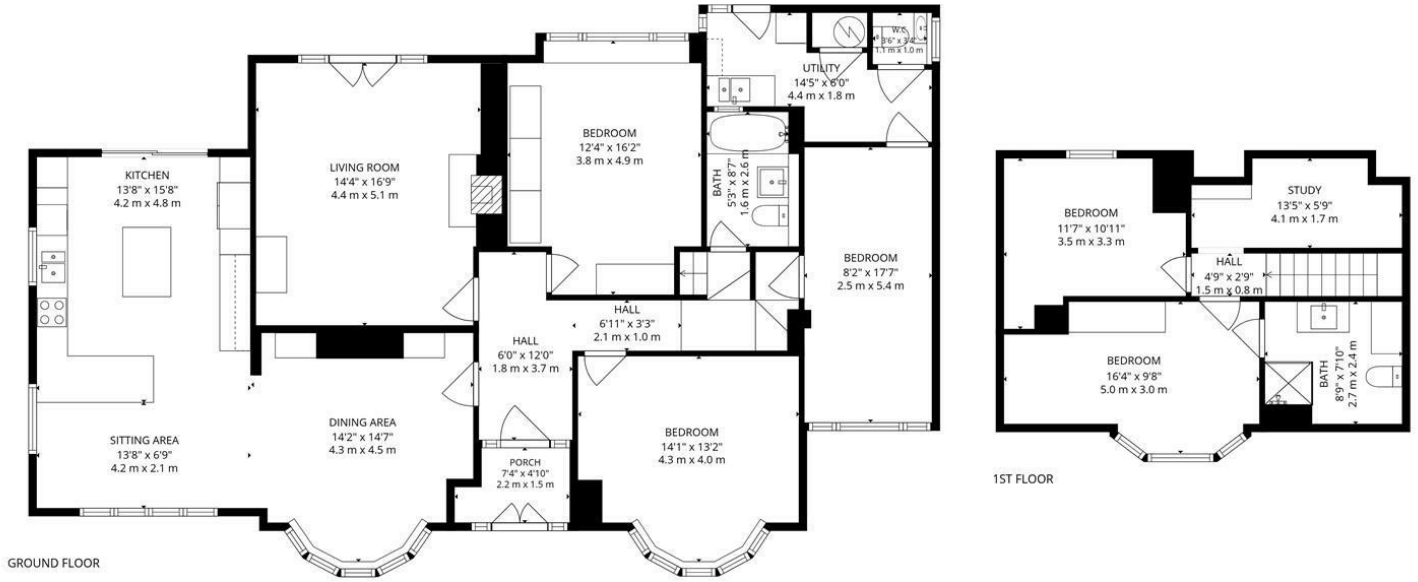

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Total: 1850 sq. Ft, 172 m2
Ground Floor: 1507 sq. Ft, 140 M2, 1st Floor: 343 sq. Ft, 32 m2
Excluded Areas: Porch: 31 sq. Ft, 3 M2, Utility: 80 sq. Ft, 7 M2, Study: 67 sq. Ft, 6 M2,
Low Ceiling: 25 sq. Ft, 1 M2, Walls: 148 sq. Ft, 15 m2

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

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