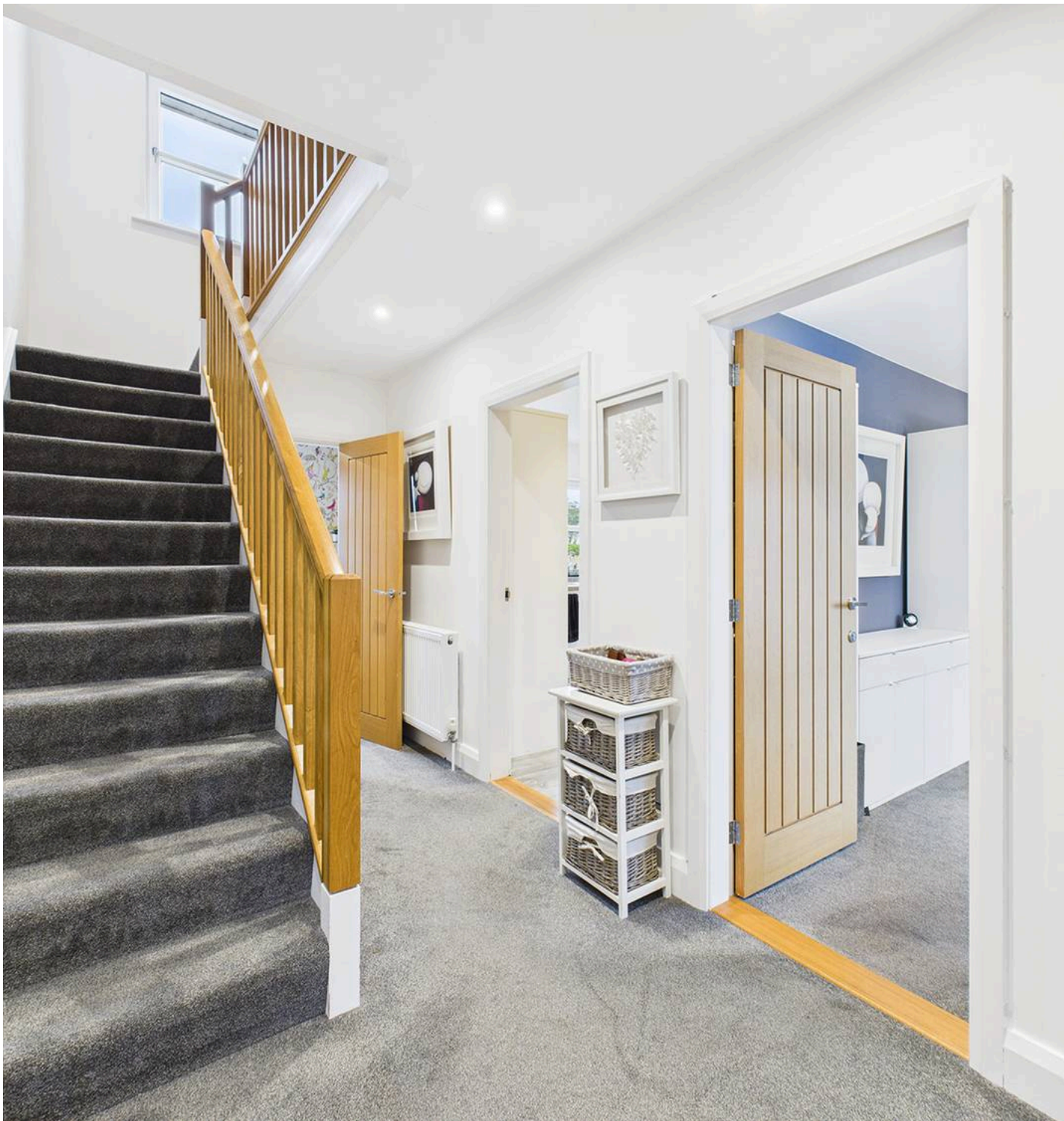




27 Wentworth Close, Onchan
Isle Of Man

keeps
&co.

Asking Price: £699,000



27 Wentworth Close

Onchan, Isle Of Man

Tenure: Freehold

- An attractive detached executive style property in a quiet residential cul de sac.
- Sought-after location, close to Onchan village shops, local primary schools and Douglas town centre and beach.
- Spacious family accommodation including lounge/dining room, kitchen, utility room, snug, conservatory and cloakroom.
- Upstairs there is a master bedroom with ensuite shower room, three further bedrooms and family bathroom.
- Excellent fixture and fittings throughout and high Speed Internet through Starlink
- Cat6 networking cables have been installed throughout most of the property
- Integral double garage with off road parking for 2 cars
- Gas fired central heating and uPVC double glazing.
- Easy to maintain front garden with large rear garden, perfect for children and pets.
- The property is owned by the directors of Koops & Co.

Entrance Porch

A good-sized porch with coat hooks, space for a shoe storage cupboard and a seating bench for children.

Entrance Hall

14' 1" x 6' 11" (4.29m x 2.11m)

Double doors with glazed panels open into a light and spacious entrance hall, featuring a modern oak staircase rising to the galleried first-floor landing. Additional features include an understairs storage cupboard housing the Cat6 network box, together with further coat storage. Recessed downlights provide a clean, contemporary finish.

Lounge / Dining Room

26' 1" x 13' 9" (7.95m x 4.19m)

A spacious lounge/dining room with dual-aspect windows to the front and rear, providing plenty of natural light. A feature fireplace with marble hearth and solid oak mantel forms an attractive focal point to the room. The room is wired for Sky and Cat6 networking and benefits from fitted blinds and recessed LED downlights. There is ample space for an eight-seater dining table and chairs, while a door opens into the rear conservatory.

Home Office / Snug

15' 1" x 10' 8" (4.60m x 3.24m)

A spacious home office with room for up to three large desks. A large bay window provides views over the front garden and allows plenty of natural light. The room benefits from freestanding shelving and cupboards, Cat6 ethernet points and recessed LED downlights. Offering excellent flexibility, this space has also served as a comfortable snug and TV room.





Kitchen

49' 6" x 35' 1" (15.10m x 10.70m)

A modern fitted kitchen featuring white high-gloss wall and base units with wood-effect laminate worktops. A 1 1/2 bowl stainless steel sink with drainer is set beneath triple uPVC windows overlooking the rear garden, with grey tiled splashbacks providing a practical finish. Integrated appliances include an eye-level double electric oven and grill, together with a five-ring gas hob and extractor hood above. There is an integrated full-height fridge and plumbing for a dishwasher. Additional features include recessed LED downlights, wood-effect tiled flooring and a radiator.

Utility Room

8' 2" x 5' 11" (2.50m x 1.80m)

A practical utility room fitted with modern white high-gloss wall and base units complemented by wood-effect laminate worktops. A full-height cupboard houses the gas-fired central heating boiler, while a single sink with mixer tap provides additional convenience. The room benefits from plumbing for a washing machine and space for a tumble dryer, a uPVC window, wood-effect tiled flooring and an Edwardian-style ceiling pulley drying rack. A door provides access to the integral garage.



Double Garage

16' 6" x 15' 11" (5.03m x 4.85m)

A spacious integral double garage offering excellent storage. Features include an electric up-and-over door, freestanding shelving units and space for twin freezers. The garage is equipped with power, lighting and a water supply. uPVC windows provide natural light, while a rear door offers direct access to the garden. There is also loft access, providing useful additional storage space.

Landing

A spacious galleried landing featuring oak handrails and balustrades. A uPVC window provides natural light and pleasant views over the rear garden. The landing benefits from a large storage cupboard with fitted hanging rails and shelving, together with a separate airing cupboard with slatted shelving. Additional features include recessed LED downlights and loft access via a Slingsby-style ladder, providing easy access to further storage space.

Master Bedroom

11' 6" x 15' 0" (3.51m x 4.57m)

A generous double bedroom featuring twin built-in wardrobes with hanging rails and shelving. A large bay window provides plenty of natural light and enjoys distant rural views towards Snaefell. Additional features include recessed LED downlights and Cat6 ethernet points.

Ensuite Shower Room

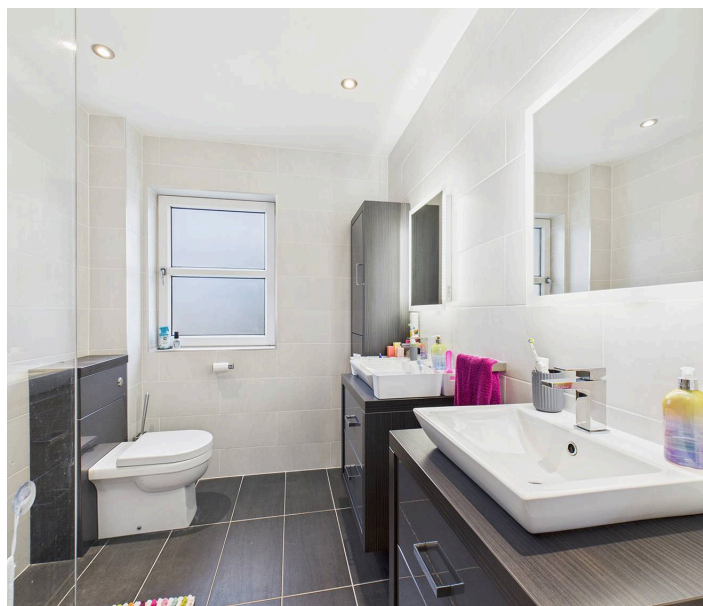
6' 5" x 10' 6" (1.96m x 3.19m)

A contemporary en suite shower room featuring fully tiled walls and floor with electric underfloor heating. The suite includes twin vanity wash hand basins with storage drawers beneath, complemented by illuminated mirrors with integrated demister function and speakers. A large walk-in shower with glass screen is fitted with an extractor fan above, together with a WC and a wall-mounted storage cupboard with shelving. Additional features include a heated towel rail and a uPVC window with opaque glazing providing natural light and privacy.

Bedroom 2

10' 10" x 10' 7" (3.31m x 3.22m)

A double bedroom with twin uPVC windows overlooking the rear garden, providing plenty of natural light. The room benefits from a built-in wardrobe with hanging rails and shelving, together with Cat6 ethernet points and recessed LED downlights.





Bedroom 3

9' 11" x 10' 10" (3.01m x 3.29m)

A double bedroom with twin uPVC windows providing views to the front of the property and allowing plenty of natural light. The room benefits from twin double wardrobes with hanging rails and shelving, together with Cat6 ethernet points, fitted blinds and recessed LED downlights.

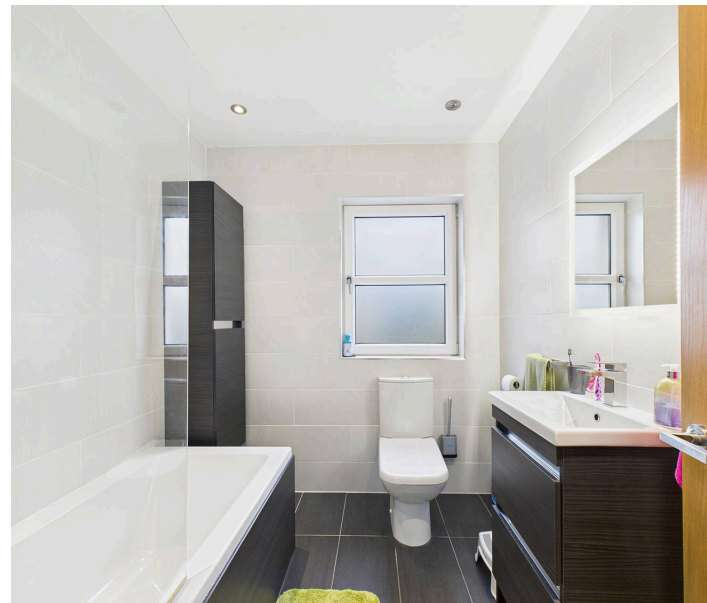
Bedroom 4

9' 10" x 7' 6" (3.00m x 2.29m)

A generous single bedroom with views to the front of the property. The room offers ample space for a bed, wardrobe and additional bedroom furniture, making it well suited as a child's bedroom, guest room or home office. Additional features include Cat6 ethernet points and recessed LED downlights.

Family Bathroom

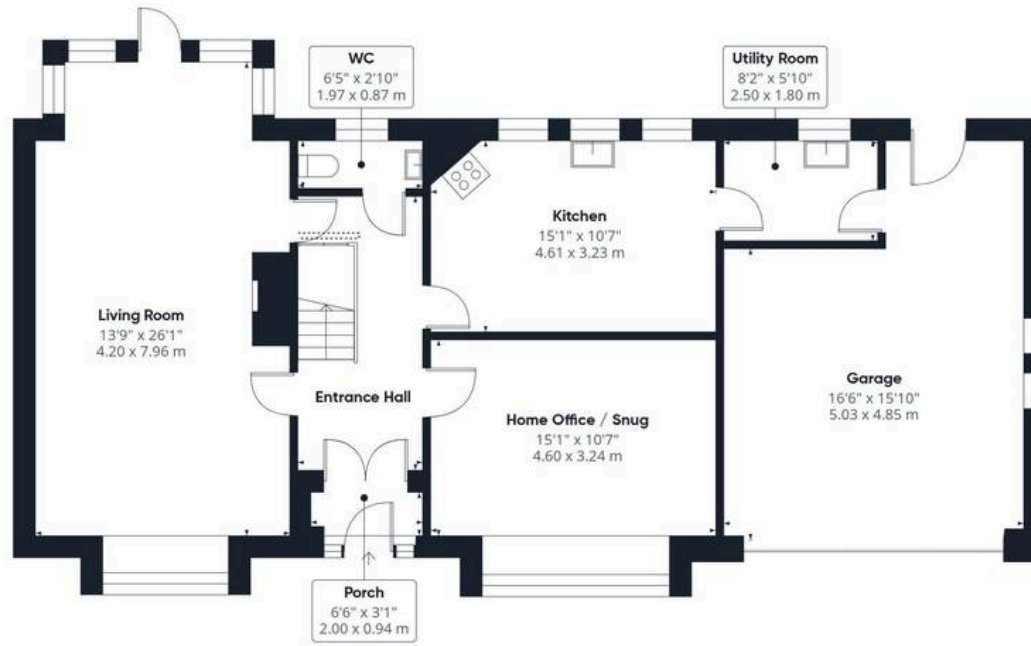
A modern family bathroom fitted with a panelled bath featuring a mixer tap, shower attachment and glass shower screen. The suite also includes a wash hand basin with storage cupboard beneath, a wall-mounted illuminated mirror and a WC. The room benefits from an additional large wall-mounted storage cupboard, together with fully tiled walls and floor for a practical and contemporary finish.



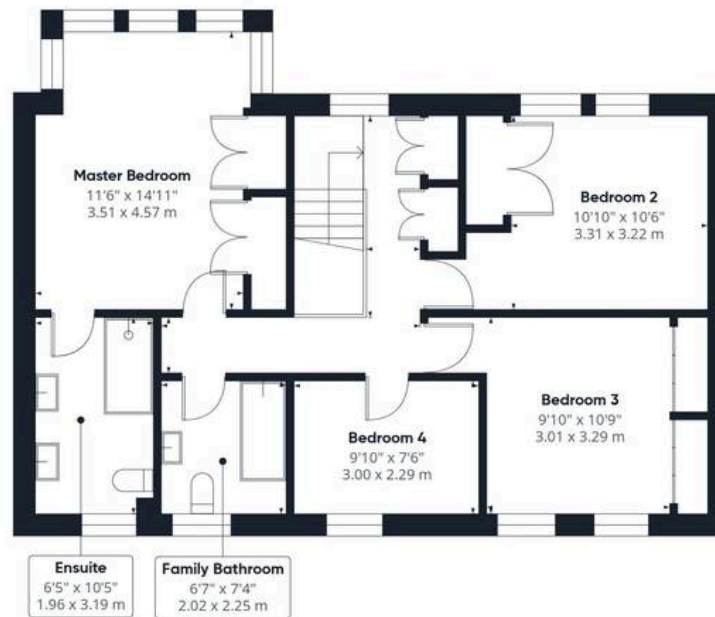
GARDEN

To the front of the property, a lawned garden is bordered by mature hedging, with a block-paved driveway providing off-road parking and leading to the integral double garage. A block-paved pathway provides access to the entrance porch. To the rear of the property is a large, spacious lawned garden, enclosed by new fencing and offering a safe and private space for children and pets. A substantial climbing frame provides an excellent play area for younger family members, while the generous lawn offers plenty of space for outdoor recreation, entertaining and gardening.





Floor 0



Floor 1

Approximate total area⁽¹⁾

1951 ft²

181.4 m²

Reduced headroom

1 ft²

0.1 m²

(1) Excluding balconies and terraces

Reduced headroom

----- Below 5 ft/1.5 m

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360



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