



3 Carrick Park | Sulby | IM7 2EX | Asking Price £465,000

- Well Presented Detached Traditional Bungalow
- Sat On A Large Corner Plot, Plenty of Parking
- 4 Bedroom, 2 Ensuites and a Further WC
- Generous Modern Open Plan Kitchen/Diner
- Large Dual Aspect Lounge With Wood Burner
- Large Sun Room / Family Entertainment Room
- Spacious Integral Garage
- Surrounded By Lovely Garden and Patio Areas

## The Property

This deceptively spacious detached 4 bedroom true bungalow is sat on a generous corner plot located in a quiet cul de sac, offering easy access to all of Sulby Village's amenities and is just a short drive from Ramsey.

## Location

Sulby has a primary school, a hotel and a large campsite in the river meadow of Sulby Claddagh. It also has a post office, general stores, an inn, a Methodist church, and an Anglican church. The village is served by a regular bus service to and from Peel and Douglas.

## Accommodation - Living Space

Entrance porch and welcoming light and spacious hallway with wc off and also a good sized cloakroom, boasting lovely laminate wood flooring.

Dual Aspect Generous sized lounge with feature wood burning fire at one end. Double doors lead out to the front garden and overlook a raised rockery.

Beautiful Spacious Open Plan Modern and Contemporary kitchen/dining area. Plenty of cupboards and work space and offering an Induction Hob, Built in double oven and dish washer.

Separate large boiler room with storage and access through to the Integral 25 feel long garage.







## Accommodation

Good Size light and sunny master bedroom with a modern shower room with vanity unit housing the sink and wc. 2nd Double bedroom with en-suite shower room and a further double bedroom. Large single bedroom that could also be used as a study.

To the rear is a lovely sun room and or family entertainment room, currently used as a bar.

## General and Outside

Lawned Gardens and Mature Shrubs surround the property, with a small rockery to the front. Decked and Patio Areas of ideal for outdoor entertaining through the summer months. There is parking for 2 good sized cars on the driveway and a further parking area to the side that a further 3 cars can park on, or is ideal for a motor home . The Property also benefits from a fitted electric charging pod and a hot tub that are included.

## Directions

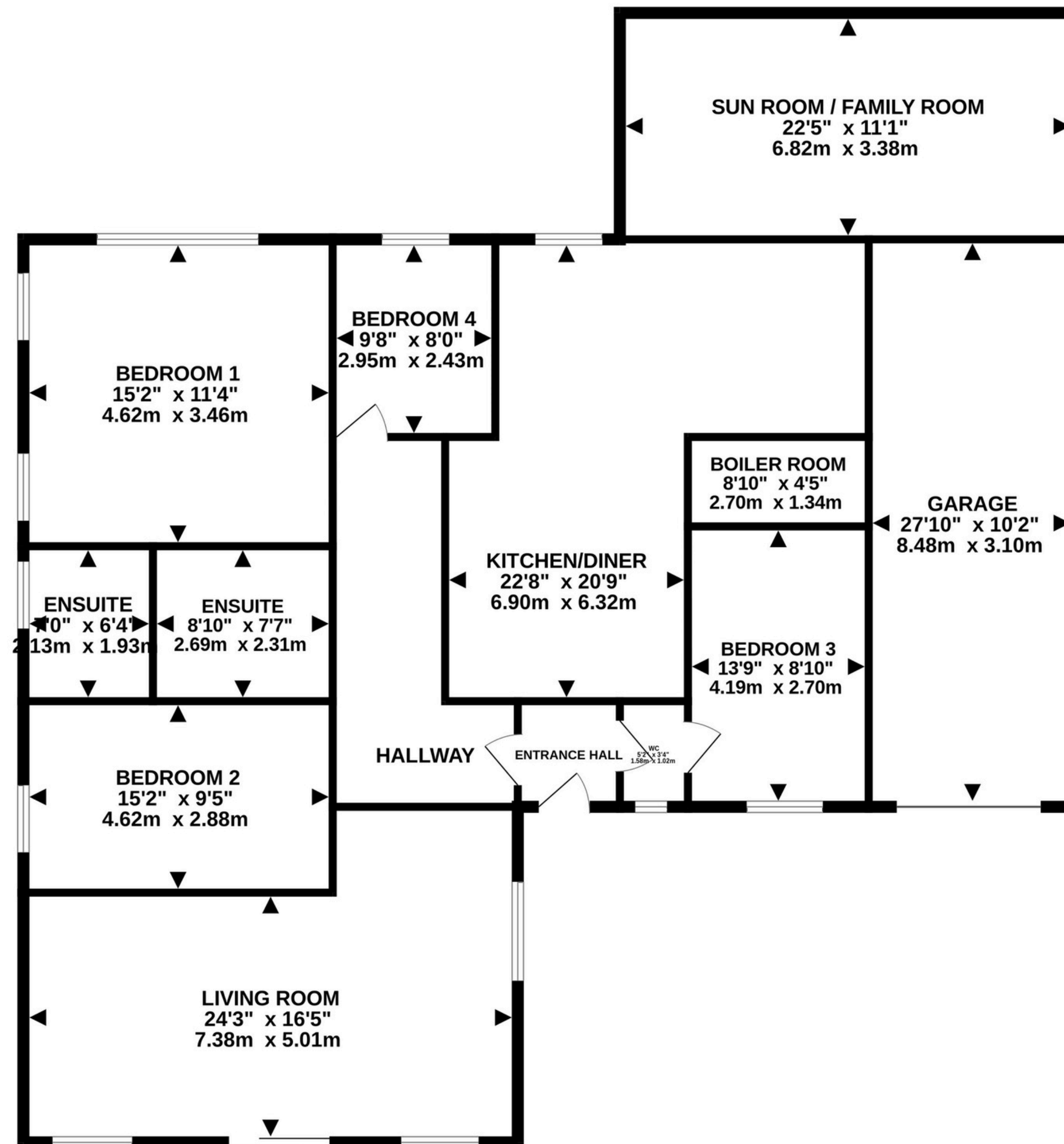
Driving out of Ramsey from Parliament Square follow the A3 , Lezayre Road. Continue until you come to the Ginger Hall Hotel approximately 4 miles from Ramsey. Just after the pub take the first turning on your left into Carrick Park.

Number 3 also known as Riders Retreat is the first property as you take the next turn right following the entrance.





GROUND FLOOR  
2081 sq.ft. (193.3 sq.m.) approx.



TOTAL FLOOR AREA : 2081 sq.ft. (193.3 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.  
Made with Metropix ©2025

Disclaimer: Whilst all particulars are believed to be correct, neither Property Wise Limited, or their clients guarantee their accuracy nor are they intended to form part of any contract. Floorplans are only for illustrative purposes only, decorative finishes, fixtures, fittings and furnishings do not represent the current state of the property. Measurements are approximate and not to scale.