



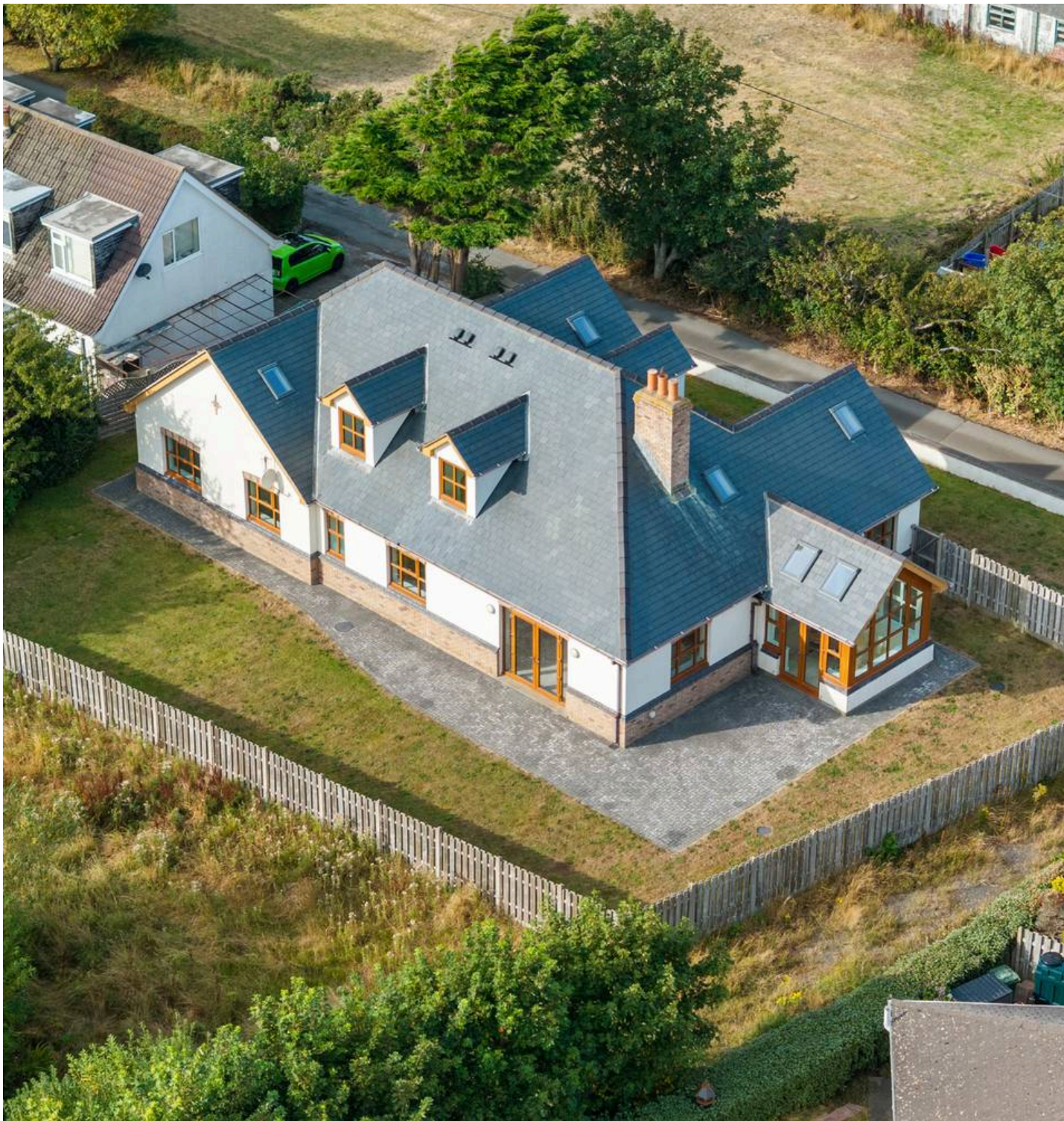
**PARTNERS**  
REAL ESTATE

Fenella Beachfield Farm Lane Station Road, Kirk Michael - IM6 1HB

Isle Of Man

Offers in Region of £849,950





## Fenella Beachfield Farm Lane Station Road

Kirk Michael, Isle Of Man

- Modern, detached dormer bungalow
- Open-plan kitchen-dining room and conservatory
- Large reception room
- 5 bedrooms, 3 en-suites
- Study / Bedroom 6
- Family bathroom, separate downstairs WC
- Integrated garage, block-paved driveway
- Gas-fired underfloor heating downstairs and central heating upstairs
- Fibre broadband, Cat 5 cabling throughout
- 10-year building warranty (until February 2028)



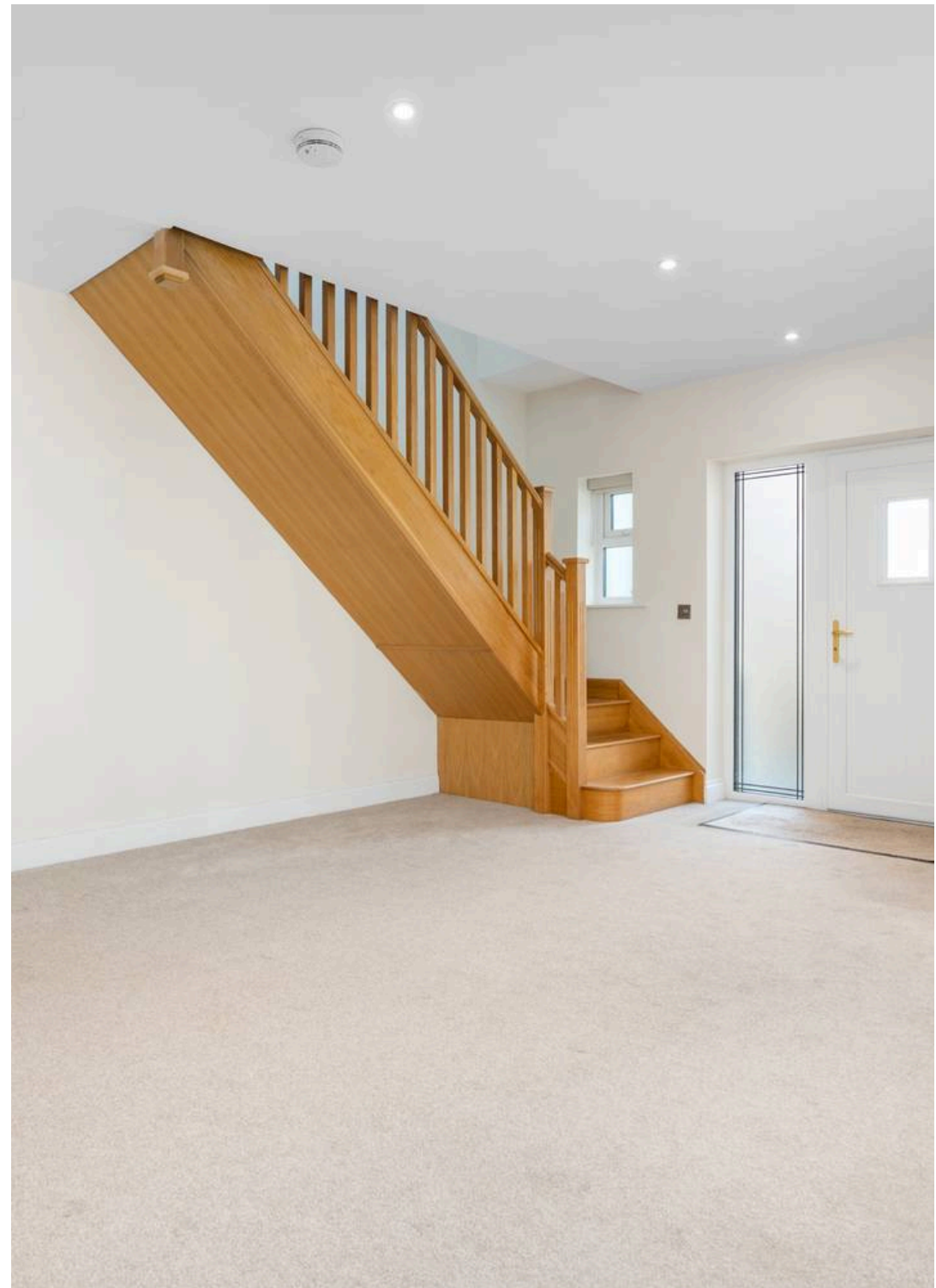


# Fenella Beachfield Farm Lane Station Road

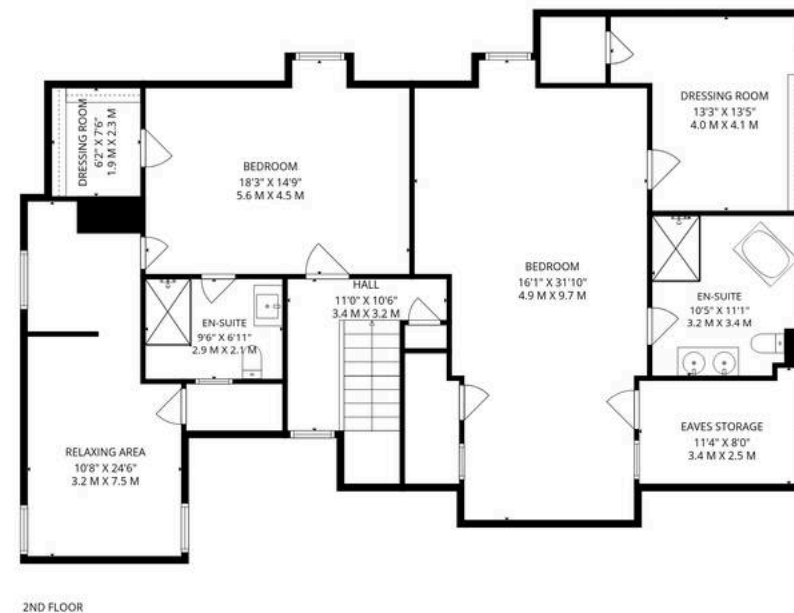
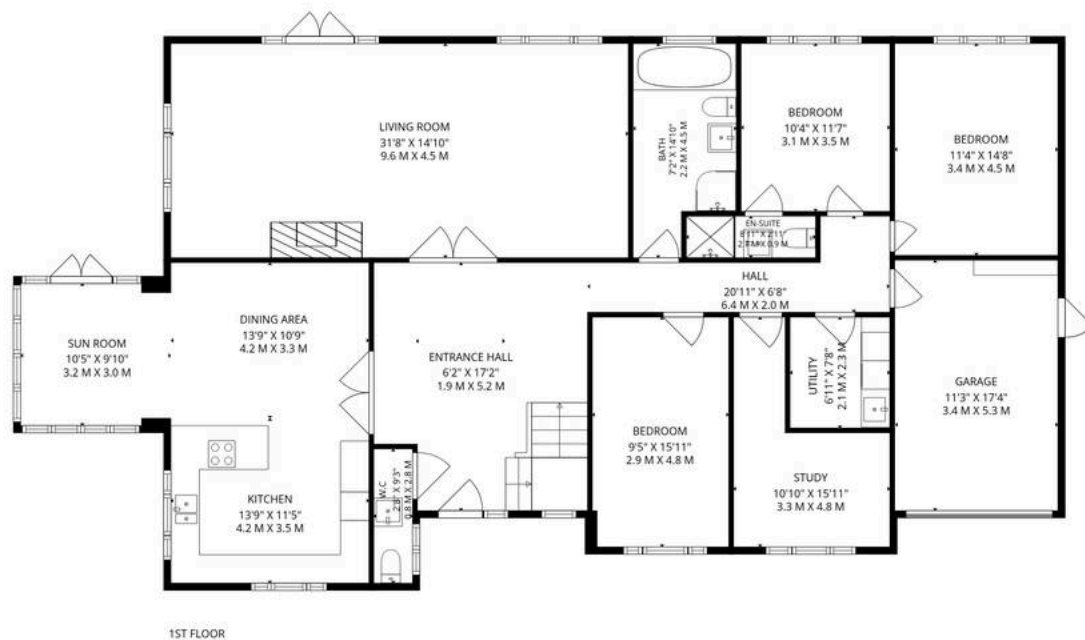
Kirk Michael, Isle Of Man

This impressive five-bedroom detached dormer bungalow offers a rare opportunity to acquire a modern family home in a private, semi-rural location. Designed with both comfort and versatility in mind, the property features a spacious open-plan kitchen-dining room that seamlessly flows into a bright conservatory, perfect for family gatherings or entertaining guests. The large main reception room provides ample space for relaxation, while five generously sized bedrooms (three with luxurious ensuite facilities) ensure privacy and convenience for all members of the household. An additional study (or potential sixth bedroom) offers flexibility for home working or guest accommodation. The property also benefits from a stylish family bathroom, a separate downstairs WC, and a practical utility room. Modern comforts include gas-fired underfloor heating throughout the ground floor, central heating upstairs, and electric underfloor heating in the upstairs ensuite bathrooms. Technology is well catered for, with fibre broadband and Cat 5 cabling throughout the home. The integrated garage and block-paved driveway provide secure and convenient parking, and the property is covered by a 10-year building warranty (valid until February 2028) for added peace of mind.

The outside space is equally impressive, offering a blend of privacy, functionality, and attractive views. The walled front lawn creates an inviting approach to the property, while the block-paved driveway offers off-street parking. To the rear, a fully fenced lawn provides a safe and private area for children or pets to play, complemented by a paved patio area that is ideal for outdoor dining or simply relaxing and enjoying the peaceful hill views. The garden's layout is designed for low maintenance, allowing you to make the most of the tranquil surroundings. This property combines the benefits of a semi-rural setting with convenient access to local amenities, making it an ideal choice for families seeking space, privacy, and modern living in a desirable location.







**Total: 3112 sq. Ft, 289 m2**

1st Floor: 1964 sq. Ft, 182 M2, 2nd Floor: 1148 sq. Ft, 107 m2

Excluded Areas: Garage: 196 sq. Ft, 18 M2, Utility: 53 sq. Ft, 5 M2, Relaxing Area: 113 sq. Ft, 11 M2,  
Low Ceiling: 258 sq. Ft, 23 M2, Eaves Storage : 82 sq. Ft, 8 M2, Walls: 223 sq. Ft, 19 m2

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







## Partners (Isle of Man) Limited

64 Duke Street, Douglas, Isle Of Man - IM1 2AR

01624 777044 • [hello@partners.co.im](mailto:hello@partners.co.im) • [partners.co.im](http://partners.co.im)



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