

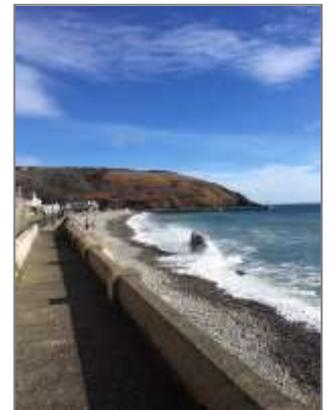


## Building Plot at Cliffside & End Cafe, Laxey Promenade, Laxey, IM4 7DF

£325,000

A Seaside Property with Planning Permission for Demolition & Redevelopment.  
A Pleasant Walk to Toddlers Play Park. Short Drive to Village Centre.  
Current Plans for a Detached House & Terrace of Three Houses.  
Fabulous Location at the End of Laxey Promenade Enjoying Stunning Views.  
Planning Application Number: 17/00006/B.

**\* A SUPERB OPPORTUNITY NOT TO BE MISSED \***



## DIRECTIONS

Travel north from Douglas along the A2 Coast Road into Laxey and take the first right onto Old Laxey Hill after passing the Fairy Cottage Filling Station. Continue to the bottom of the hill and then turn right opposite the Shore Hotel onto Tent Road. Follow the road down and turn right onto Laxey Promenade. The existing development will be found at the end of the Promenade with 'Harris Fencing' securing the site.

**Services** Mains water, electricity and drainage.

**Tenure** Freehold

**Viewings** Strictly by appointment with the Agent Quayles Limited

**Rateable Value** For further information please contact the rate department on (01624) 685661

*Whilst all details are believed to be correct neither Quayles Limited, their employees or clients can guarantee their accuracy, nor are they intended to form part of any contract. Our photographs are often taken using a camera with a wide angled lens, whilst this is useful for capturing a larger area it can also result in distortion or partial stretching of an image. All measurements given are approximate. It is not our intention to mislead and therefore we recommend a personal inspection of the property. Prospective purchasers should rely on their own enquiries and legal searches before committing to purchase and advice should be sought from the appropriate professionals where required.*



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