



BALLYCOOSE ROAD, BALLYGALLY, LARNE **SSTC** OFFERS OVER £375,000

Why choose between Sea views or beautiful mountain landscapes when you can have it all - and in a large modern bungalow! Sitting at the foot of Knockdhu Hills, nestled in Cairncastle Village community and presented impeccably throughout, this adaptable accommodation will appeal to so many buyers.

Beautiful detached modern bungalow in a fabulous location
Rural views of Knockdhu Hills towards Sallagh braes to the rear and Causeway Coastal sea views to the front
Lounge
Family / Dining
Recently updated Kitchen
Utility
Downstairs WC
Four Bedrooms (2 Ensuite)
Family Bathroom
Large attic space which may be suitable for conversion (subject to statutory approvals)
Large detached garage with first floor storage
Sweeping driveway with double gates
Exceptionally well kept lawns to front and side
Well maintained patios and enclosed rear gardens
Private rural aspects overlooking neighbouring fields, Knockdhu Hillfort and beyond.
Raised views towards our outstanding Coastline to the front
This is an idyllic location which will appeal to families, couples seeking private retreat and retirees looking for that special bungalow alike.

Located in the heart of Cairncastle Village, Matties Meeting House is a minute away, Cairncastle School is a 2 minute drive. Ballygally Beach, Ballygally Castle Hotel, Spar, Post office, Community Centre and Main Bus stop are all only 1 mile from this property.

There are direct links toward Belfast and the main A8
Approx Travelling times:
Larne Town Centre 8 minutes (4 miles)
Belfast 36 minutes (25.3 miles)
Belfast International Airport 35 minutes (24.3 miles)
Glenarm Castle 13 minutes (7 miles)
Cairndhu Golf Club 7 minutes (2.6 miles)

An area of Outstanding Natural Beauty with many National Trust walks on your doorstep.
This is another home that must be viewed to truly appreciate the adaptable accommodation and outstanding surrounding landscapes that are on offer.

Parking options: Driveway, Garage, Off Street
Garden details: Enclosed Garden, Front Garden, Private Garden, Rear Garden

Ground Floor

Entrance hall

Such a welcoming feel from you step in. Natural stone flooring

Lounge

w: 6.53m x l: 3.64m (w: 21' 5" x l: 11' 11")

Very bright and spacious living room with double windows giving beautiful elevated views towards Ballygally and our Causeway Coast. Feature fireplace nook with acoustic panelled surround and electric inset. Tiled flooring.

Dining / Family

w: 4.2m x l: 3.9m (w: 13' 9" x l: 12' 10")

I would never leave here. This sun room aspect give outstanding views in all directions. Green hills and fields to one side, Blue skies and sea to the other.

A beautiful place to eat and relax.

Stove fire nook and tiled flooring.

Door out to its own little patio / seated area for a little bit of self care / tranquility.

Kitchen

w: 4.78m x l: 4.14m (w: 15' 8" x l: 13' 7")

Recently updated kitchen with an excellent range of high and low level units and lots of workspace. Centre island with dining for at least four people. Spaces for American style Fridge Freezer, Range Cooker and dishwasher. Tiled flooring

Utility

w: 3.4m x l: 1.9m (w: 11' 2" x l: 6' 3")

Good size. Lots more storage units, space for utilities and sink. Tiled flooring. Door to rear garden.

WC

White suite comprising low flush WC and pedestal wash had basin.

Part tiled walls. Tiled flooring.

Rear hall

Bedroom 1

w: 3.49m x l: 3.02m (w: 11' 5" x l: 9' 11")

Lovely bright double room with walk in wardrobe area leading to;

En-suite

w: 3.2m x l: 1.18m (w: 10' 6" x l: 3' 10")

Modern white suite comprising low flush WC, pedestal wash hand basin, shower cubicle with sliding glass door, electric shower and PVC panelling. Part tiled walls , tiled flooring.

Bedroom 2

w: 3.7m x l: 3.46m (w: 12' 2" x l: 11' 4")

Another good double with an ensuite

En-suite

Modern white suite comprising low flush WC, pedestal wash hand basin, shower cubicle with sliding glass door, electric shower and PVC panelling. Part tiled walls , tiled flooring.

Bedroom 3

w: 3.73m x l: 3.47m (w: 12' 3" x l: 11' 5")

Large bright double with rear views

Bedroom 4

w: 3.03m x l: 3.02m (w: 9' 11" x l: 9' 11")

Large bright double with front garden and sea views

Bathroom

Great size bathroom with a white suite featuring low flush WC, pedestal wash hand basin, corner bath and separate corner shower cubicle. Electric shower. Part tiled walls. Tiled flooring

Attic

The area upstairs is approached by a loft ladder. It is currently storage / attic. It is a massive space the length of the bungalow, currently divided into two main sections and has good head height so it may be suitable for the provision of additional accommodation, should you require.

The current owners have put in gable windows and plastered this for their own personal storage purposes, so it is easy to access to appreciate the adaptable options there may be here.

Part 1 9.14m x 3.87m

Part 2. 8.65m x 3.9m

SECOND FLOOR:

Outside

Garage

w: 6.05m x l: 5.58m (w: 19' 10" x l: 18' 4")

This detached garage is extra size and also has attic / storage space.

Its location opening onto the enclosed rear seating area makes it very adaptable and suitable for numerous purposes.

Light, power, roller door and separate pedestrian door

Garden

This house is set on a very generous plot.

It is approached by a well maintained concrete lane shared only by the immediate neighbours.

Double gates open into a sweeping driveway which leads right round to the rear of the property.

The lawns to the front and side are flat, generous and extremely well cared for.

To the back the surfaces are hardcore to allow for low maintenance, clean, all weather use.

From the sunroom there is a lovely patio area to allow indoor / outdoor living from this special room.

The centre area is fully enclosed allowing a safe family, pet or private adult zone. This is accessed from the kitchen / utility / WC area. Bordered also with the detached garage it gives a great courtyard / annexe feel.

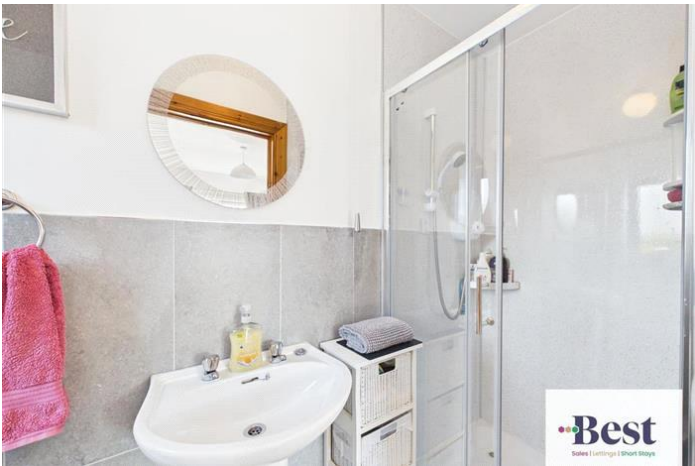
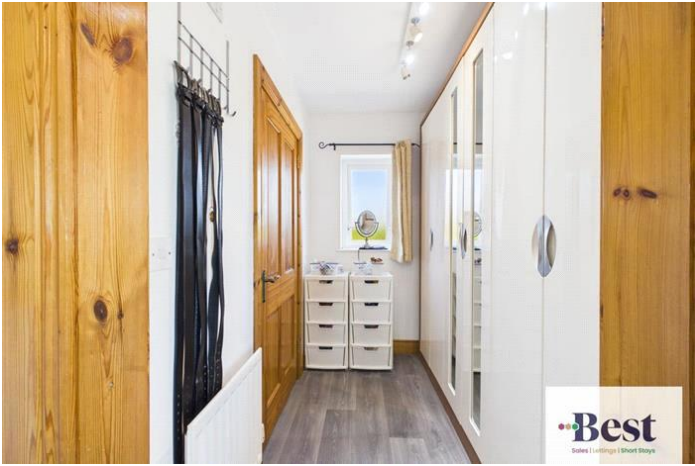
The outlook from here is astounding. Neighbouring fields are directly behind and then the backdrop of Knockdhu Hill.

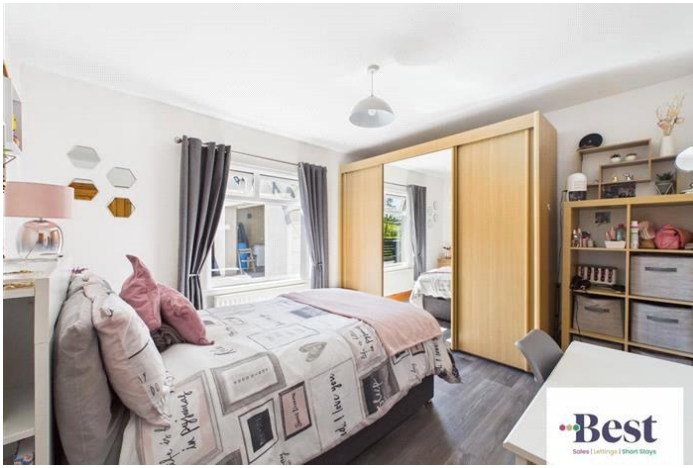
In an area where no future development is allowed, it really is one of those rare opportunities to acquire a home with such natural beauty and centuries of history on its doorstep.

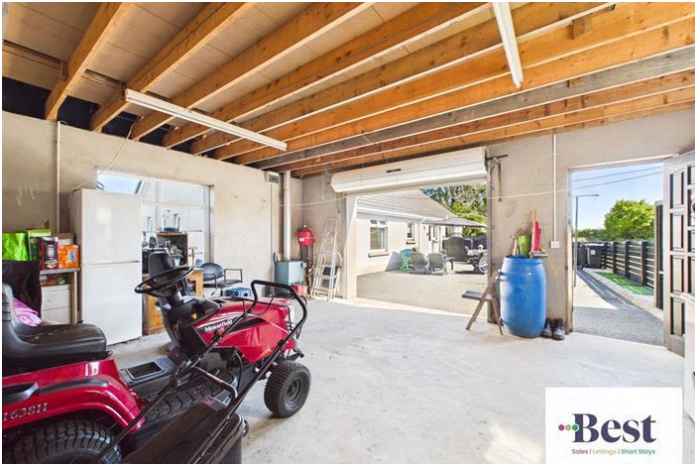
All enquiries are strictly through agent

PLEASE NOTE: We have not tested any appliances or systems at this property. Every effort has been taken to ensure the accuracy of the details provided and the measurements and information given are deemed to be accurate however all purchasers should carry out necessary checks as appropriate and instruct their own surveying/ legal representative prior to completion.

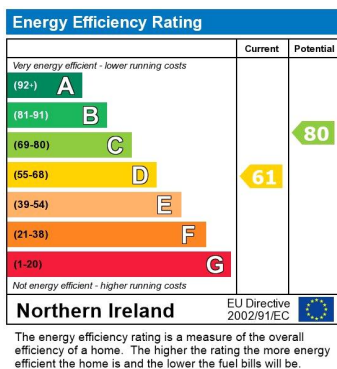












Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fitings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyance. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.