

GERARD MCCLINTON

ESTATE AGENT



33 Villa Wood Road, Dromore, BT25 1LG

Price £849,950



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Approached via electric gates and a magnificent lime tree-lined driveway, this handsome double-fronted Georgian-style residence enjoys an exceptional position within approximately 2.2 acres of beautifully maintained gardens and private woodland, offering an enviable blend of elegance, privacy and convenience.

Constructed in 2006 and extending to approximately 4,000 sq ft, the property has been thoughtfully designed to provide generously proportioned accommodation throughout, perfectly suited to modern family living. From the moment you step inside, the quality of craftsmanship and attention to detail are immediately apparent.

The ground floor offers a superb selection of reception space including an elegant drawing room, formal dining room and a stunning sun room

- Georgian Style Country Residence Built 2006, Extending to Approx 4000 sqft
- Picturesque Approach With the "Avenue" Style Driveway Flanked With Mature Lime Trees
- Luxury En Suite and Family Bathroom With "His and Hers" Wash Hand Basins, Feature Lighting, Underfloor Heating & Bluetooth Speakers
- Reception 2, Separate Dining Room and a Stunning Sun Room With Vaulted Ceiling & Exposed Beams
- Set on a Stunning Circa 2.2 Acre Mature Site with Private Woodland
- Four Spacious Double Bedrooms With Potential Option of Five Bedrooms
- Spectacular Open Plan, High Specification Kitchen, Leading to Dining Area and Family Area
- Flexible Second Floor Games Room / Cinema / Office or Potentially Use as Bedroom 5

