Cairns & Downing
Sales & Lettings

14 Olde Forge

Magheralin, Craigavon, BT67 0RS

£275,000

Nestled in the charming development of Olde Forge, Magheralin, this fantastic detached family home offers a perfect blend of comfort and style. With four well-proportioned bedrooms, including a master suite that boasts a stunning en-suite bathroom, this property is designed to cater to the needs of modern family living.

Firstly you are greeted by a large entrance hall, down to the left hand side is a bright living room featuring a delightful fireplace, creating a warm and inviting atmosphere for family gatherings or quiet evenings. The open-plan kitchen and dining area is flooded with natural light, making it an ideal space for entertaining guests or enjoying family meals. This layout not only enhances the sense of space but also promotes a sociable environment.

The property also includes a good-sized three-piece family bathroom suite, ensuring that all family members have access to comfortable facilities. With its thoughtful design and ample living space, this home is perfect for those seeking a peaceful retreat while still being close to local amenities.

Outside boasts a large enclosed rear garden with patio and lawn area perfect for the summer nights just around the corner, and hosting friends and family for BBQ's. The garage is internally accessed and it currently being used as a wonderful utility space and extra general storage as an addition to the home itself. Driveway parking is available at the front of the property with space for 2 vehicles. The property also comes with roof solar panels which are fabulous for saving on energy costs.

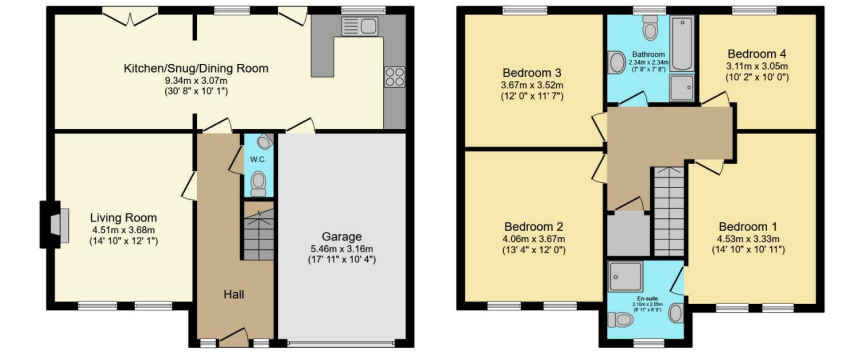
- Fantastic, modern & spacious detached family home in a wonderful area
- 4 well proportioned bedrooms including a master bedroom & stunning en-suite
- Large and bright family living room with feature fire place
- Spacious open plan living, kitchen & dining area with modern high & low level units
- Well sized 3 piece family bathroom suite
- Downstairs W/C
- Internally accessed garage
- Fabulous rear enclosed garden with patio and lawn area
- Solar panels for energy savings
- Book viewings now by calling Cairns & Downing on 02896223011

Viewing

Please contact our Cairns and Downing Office on 02896 223 011 if you wish to arrange a viewing appointment for this property or require further information.

4 2 2

Floor Plan



Ground Floor
Floor area 76.5 sq.m. (824 sq.ft.)

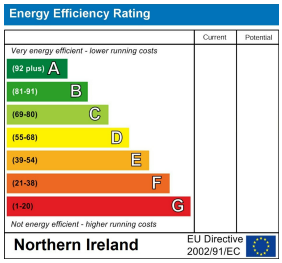
First Floor
Floor area 73.3 sq.m. (788 sq.ft.)

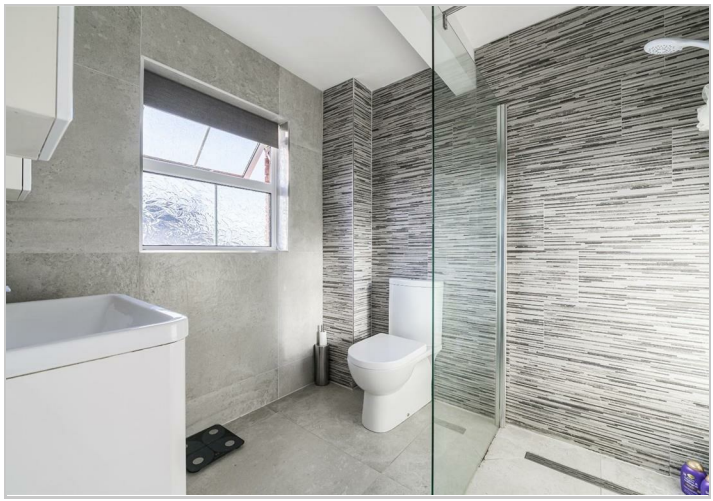
Total floor area: 149.8 sq.m. (1,612 sq.ft.)

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientations are approximate. No details are guaranteed, they cannot be relied upon for any purpose and do not form any part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.Propertybox.io

Area Map

Energy Efficiency Graph





These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.

1 Meeting Street, Dromore, Down, BT25 1AQ
Tel: 02896 223 011 Email: info@cairnsanddowning.co.uk https://www.cairnsanddowning.co.uk