



2 Clarke Lodge Mews, Newtownabbey, BT36 4PW

Offers Over £385,000

- Spacious red brick detached villa in semi rural location
- 2 Separate reception rooms
- Open plan casual dining area open to:
- Deluxe white bathroom suite
- Double glazing in uPVC frames/ Oil fired central heating
- 4 Double bedrooms (Master with ensuite shower room)
- Modern shaker style fitted kitchen with integrated appliances
- Casual living/ family area with French doors to rear
- Utility room/ Ground floor cloaks
- Detached garage/ Spacious site with garden to front and rear

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This spacious red brick detached villa, extending to over 2,000 sq.ft, is an outstanding family home offering flexible living in a peaceful semi-rural setting. Positioned on a generous site, the property combines charm, practicality, and versatility. Internally, it boasts flexible accommodation ideal for modern family life, entertaining, or working from home. Each room has been finished to the highest presentation, with thoughtful attention to detail throughout. Externally, the home benefits from a subdivided detached garage, perfect for additional storage, a home workshop, or conversion to a garden office (subject to permissions). A rare opportunity to acquire a substantial, immaculately maintained home in a desirable location — early viewing is highly recommended.



Council Tax Band:



GROUND FLOOR

ENTRANCE HALL

Hardwood front door, polished porcelain tiled flooring, open tread staircase with glazed side panels

CLOAKS

Low flush W/C, wash hand basin, polished porcelain tiled flooring and splash back, downlighters

LOUNGE

17'3" x 13'1"

Laminate wood flooring, feature granite fireplace and hearth, open fire, downlighters

FAMILY ROOM/ BEDROOM (5)

13'0" x 12'5"

Laminate wood flooring, recessed downlighters

KITCHEN

27'7" x 10'0"

Range of high and low level shaker style units, laminate worksurfaces, built in stainless steel oven and hob, extractor fan and canopy, breakfast bar, integrated dishwasher, single drainer stainless steel sink unit with mixer tap and vegetable sink, recessed downlighters, polished porcelain tiled flooring, open plan casual dining area, through to:

CASUAL LIVING/ FAMILY AREA

14'4" x 12'5"

Polished porcelain tiled flooring, downlighters, double glazing French doors to rear

UTILITY ROOM

10'1" x 5'1"

Range of high and low level units, round edge worksurfaces, single drainers stainless steel sink unit with mixer taps, plumbed for washing machine, polished porcelain tiled flooring, downlighters, extractor fan

FIRST FLOOR

LANDING

Access to roofspace, downlighters, hot press

BEDROOM (1)

13'2" x 13'1"

Plus recess, double built in robes, downlighters, plus separate eaves storage, outlook over surrounding fields

ENSUITE SHOWER ROOM

Glazed shower cubicle with thermostatic controlled shower and separate hand held shower, low flush W/C, pedestal wash hand basin, fully tiled walls, ceramic tiled flooring, downlighters, extractor fan, chrome heated towel rail

BEDROOM (2)

14'6" x 8'10"

Downlighters, outlook over surrounding fields

BEDROOM (3)

13'1" x 8'9"

Plus recess with outlook over surrounding fields, eaves storage, downlighters

BEDROOM (4)

10'7" x 7'10"

Outlook over surrounding fields, downlighters

BATHROOM

Modern white suite comprising corner bath, glazed shower cubicle with thermostatic controlled shower, low flush W/C, pedestal wash hand basin, low flush W/C, wall tiling, ceramic tiled flooring, extractor fan, downlighters, chrome heated towel rail

OUTSIDE

Front: in lawn, plants and shrubs, ample tarmac car parking to front and side, double gates

Rear: enclosed garden to rear, in lawn, area in stones, paved patio area, feature seating area and fire pit

DETACHED GARAGE

Presently subdivided to provide:

GYM

13'0" x 12'11"

Up and over door

HOME OFFICE

Laminate wood flooring, access to roofspace, heated, light and power

Additional Information / Disclaimer

Tenure - Leasehold.

Broadband & mobile checker for Northern Ireland

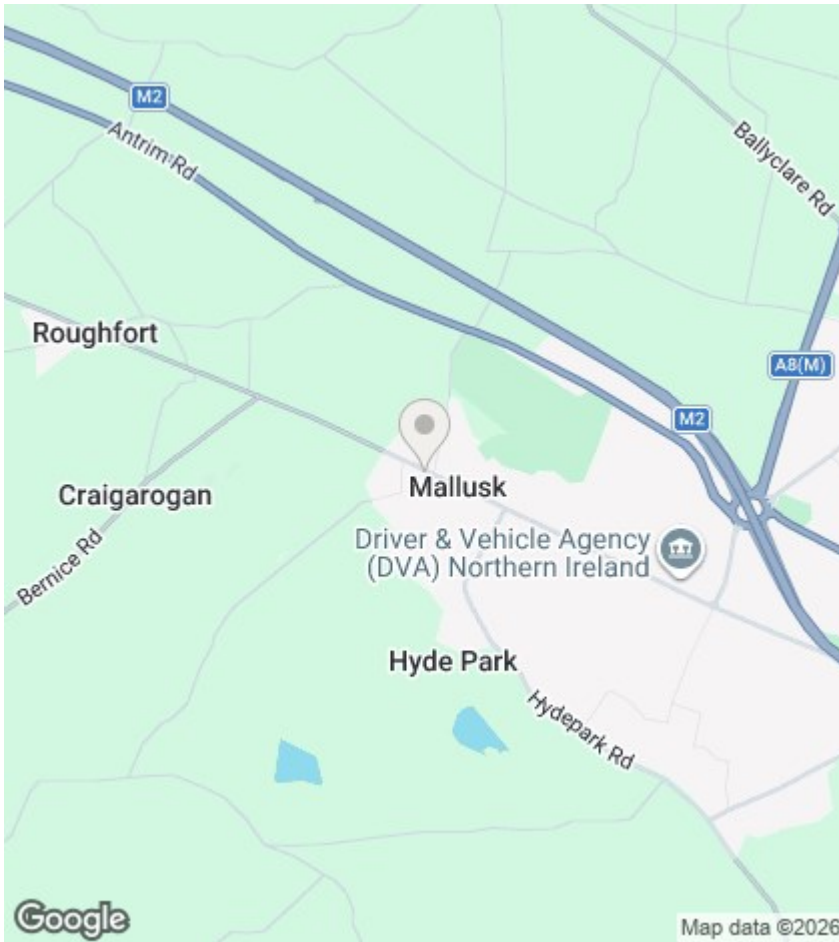
<https://www.nidirect.gov.uk/services/broadband-and-mobile-checker>

Flooding maps for Northern Ireland

<https://www.nidirect.gov.uk/information-and-services/your-neighbourhood-roads-and-streets/flooding-your-area> Please note the information contained within these particulars is intended as a guide only. Although prepared with care, its accuracy cannot be guaranteed and it does not form part of any contract. Interested parties should rely on their own enquiries and seek professional advice where necessary.

We are happy to provide clarification on any specific points upon request. All measurements are given as approximate.

Fixtures, fittings, and appliances have not been tested, and no warranty is offered regarding their condition or operation. Photographs and floor plans are for illustrative purposes only and should not be assumed to represent items included in the sale unless specifically stated.



Directions

Viewings

Viewings by arrangement only. Call 028 90 800 000 to make an appointment.

EPC Rating:

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