





#### **Ballynahinch Branch**

24 High Street Ballynahinch BT24 8AB 028 9756 4400



#### Downpatrick Branch

49-51 Market Street Downpatrick BT30 6LP 028 4461 2100



#### Banbridge Branch

18 Bridge Street Banbridge BT32 3JS 028 4062 2226

#### **General Enquiries**

sales@quinnestateagents.com



For any enquiry relating to this property, please contact

#### Aoibheann Dagens

aoibheann@quinnestateagents.com 07710308955



# **50 St. Patricks Road**Downpatrick BT30 7JQ

# Offers In The Region Of £39,500

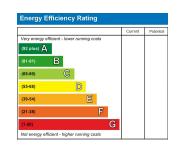
#### **Terms & Conditions**

Please note that these particulars do not constitute an offer or contract of sale. Any prospective purchaser should satisfy themselves by thorough inspection of the property and we recommend that any prospective purchaser should employ the professional services of a building surveyor and consider their findings prior to entering into contract. All such fees associated with this work will be the responsibility of the prospective purchaser regardless of weather the sale completes or not. In addition, none of the appliances or installations have been tested in any way whatsoever and it is our recommendation that a purchaser should fully satisfy themselves by employing an appropriate expert. We would also like to advise that our measurements are taken from the widest points of each room and should not be relied upon as completely accurate. You should not make decisions based on the measurements provided and double check measurements at all times.

#### Valuation/Mortgage Service

As part of our service we would remind Vendors and potential purchasers that we have a Mortgage Broker available at this branch. If you are thinking of selling, we would be happy to carry out a free market appraisal of your property.

- Easily Managed Building Site
- Services Conveniently Situated
- Full Planning Permission Granted
- Planning Ref R/2007/0022/RM
- Popular Location





## 50 St. Patricks Road

## Downpatrick, BT30 7JQ







#### **FULL PLANNING PERMISSION**

The current planning was granted on 10th March 2008 with full details available on the planning portal website using reference:

R/2007/0022/RM

#### **SERVICES**

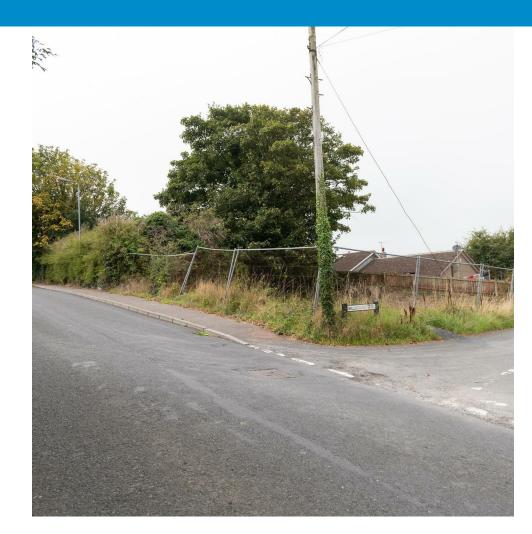
It is understood that electric, water and BT are conveniently situated, although additional costs may be charged by the suppliers to connect to the dwelling as with any building site.

#### **SITE ENTRANCE**

The site will have its own entrance as per plans.

#### LOCATION

This site is situated in Raholp on the corner of St Patricks Road and Ballintogher Road.





Directions

2 sites - speak to Edel