

7 Main Street, Straid, BT39 9NE



- Attractive Double Fronted Georgian Style Family Home
- Four Bedrooms
- Three Reception Rooms
- Accommodation Extending To Approx 3000 Sq Ft
- Luxury 'French Oak' Kitchen With Informal Living / Dining Aspect
- Ground Floor Shower Room / Double Glazing
- Master Bedroom with En Suite & Dressing Room
- Contemporary En Suite Shower Room/ Lavish White Three Piece Suite Bathroom with Feature Free Standing Cast Iron Bath
- Integral Garage with Attached Games Room / Studio
- First Floor Living Area with Balcony; Courtyard

PRICE Offers Over £225,000

Positioned within the heart of Straid Village. This Stunning Double fronted Georgian family home enjoys a spacious living layout extending to approximately 3000 sq ft. Boasting a lavish internal specification incorporating a luxurious French Oak Kitchen with integrated family room opening out onto a private secluded inner courtyard, a contemporary styled en suite shower room with walk in dressing room and a first floor living area with private balcony. Externally there is an Integral Garage with an attached Games room / Studio 21' 10" x 15' 6" that would be suitable for a variety of uses. Seldom do homes of this Character come to the market so an early viewing is recommended.

>Sales >New Homes >Commercial >Rentals >Mortgages

Antrim
12 Church Street
BT41 4BA
Tel: (028) 9446 6777

Ballyclare
51 Main Street
BT39 9AA
Tel: (028) 9334 0726

Glengormley
9A Ballyclare Road
BT36 5EU
Tel: (028) 9083 0803

ACCOMMODATION

GROUND FLOOR

RECEPTION HALL

PVC front door with etched and glazed inset panel. Solid Oak staircase to first floor. Tiled floor

SHOWER ROOM

White three piece suite comprising wash hand basin, low flush WC, separate shower enclosure with electric shower fitting. Complimentary wall tiling. Ceramic tiled flooring.

LOUNGE 17'7" x 13'7"

Period style fireplace with Victorian styled tiled inset with slate hearth and inlaid gas fire. Twin windows to front. Wall light fitting. Exposed Solid Oak flooring.



DINING ROOM 13'3" x 10'1"

Feature Inglenook style recess with over mantle housing 'Rayburn Range' (Currently not connected). Twin windows to front. Tiled flooring. Archway to:

KITCHEN/ FAMILY AREA 21'9" x 13'6"

Luxury range of high and low level solid 'French Oak' units with granite work surfaces. Glazed display cabinets. Inglenook style recess housing four ring ceramic hob with matching underbench oven and overhead concealed extractor fan. Feature centre island unit with granite work surface and inset stainless steel sink unit and mixer tap. Space for dishwasher. Integrated fridge freezer. Complimentary wall tiling, stone tiled flooring. Cast iron wood burning stove. French doors Private inner Courtyard.



FIRST FLOOR

GALLERY STYLE LANDING

With cornice ceiling.

BEDROOM 1 17'8" x 13'6"

Ceiling cornice. Telephone point. Twin windows to front.

BEDROOM 2 13'2" x 10'2"

Built in extensive range of fitted bedroom furniture.

BATHROOM

Period style white three piece suite comprising free standing cast iron bath with antique style telephone hand shower attachment, pedestal wash hand basin and low flush WC. Complimentary wall tiling inset lighted mirror. Amtico flooring. Steps up to:

RECEPTION LANDING / LIVING AREA 12'9" x 9'7"

Oak flooring. Glazed PVC door to decked balcony with decorative railings overlooking walled garden.



BEDROOM 3 15'9" x 14'7"

Feature vaulted ceiling with original beams. Twin windows to side with wooden shutters. Door to:

WALK IN DRESSING ROOM

Excellent range of fitted hanging space, drawer unit. Vaulted ceiling.

EN SUITE SHOWER ROOM

Superb white contemporary suite comprising solid wood stand housing ceramic sink with mixer tap, solid wood surround push button WC, separate walk-in double shower enclosure with sliding screen door and electric shower fitting. Built in shelved storage cupboard. Heated towel rail. Complimentary wall tiling. 'Amtico' flooring. High intensity low voltage spot lighting



BEDROOM 4/ PLAYROOM/ DEN 19'7" x 16'1"

TV point. High intensity low voltage spot lighting. French doors to superb extensive decked balcony.

OUTSIDE

ENCLOSED INNER COURTYARD GARDEN

Perfect for relaxing or evening entertaining. Part paved and finished in pink stones for easy maintenance.

GAMES ROOM 21'10" x 15'6"

Ideal for a variety of uses such as Games room / home office Studio etc. Fitted with a range of wall to wall mirror units. Panelled ceiling with high intensity low voltage spot lighting. Oil fired boiler housing. Service door to:

INTEGRAL GARAGE 19'7" x 15'1"

Roller door. Light, heat and power. Plumbed for automatic washing machine. Vented for tumble dryer from main reception hall. Accessed from Irish hill road.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	62	64
(39-54) E		
(21-38) F		
(1-20) G		
<i>Not energy efficient - higher running costs</i>		
Northern Ireland	EU Directive 2002/91/EC	

IMPORTANT NOTE TO ALL PURCHASERS:
We have not tested any of the systems or appliances at this property.



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