



ULSTER PROPERTY SALES

UPS

Energy Efficiency Rating	
Current	Potential
64	64
64	64
64	64
64	64
64	64
64	64
64	64
64	64
64	64
64	64

Northern Ireland

41 Drumroe Road, Downpatrick, BT30 7AR

Offers Around £380,000

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Reception hall

Lounge

14'2 x 13'3

Solid wooden flooring. Fireplace with marble inset and oak surround.

Kitchen/dining area

22'11 x 12'4

High and Low level units with recess for range, integrated dishwasher. Chinese slate flooring. Stainless steel extractor fan. Stainless steel sink unit.

Sun Room

16'1 x 10'1

Chinese slate flooring. Double doors to rear patio area.

Dining room

12'6 x 10'1

Front facing. Oak flooring.

Bathroom

Inset jacuzz bath, vanity unit, low flush w.c., ceramic tiled floor. Ceramic tiled walls.

Bedroom One

13'7 x 12'10

Oak flooring.

Bedroom Two

17'0 x 12'3

Oak flooring.

First Floor

Bedroom Three

17'10 x 15'9

Access to eaves storage.

Wet Room

Shower, stainless steel wash hand basin, low flush w.c.,

Bedroom Four

12'2 x 7'8

Bedroom Five

17'0 x 12'10

Ensuite

Shower cubicle, low flush w.c. pedestal wash hand basin. Ceramic tiled floor. Fully tiled walls.

Bedroom six

9'7 x 8'1

Detached matching garage

25'1 x 21'3

Double garage with electric doors and rear area ideal for utility room with units. First floor room ideal for work from home, games room.

Outside

Stoned driveway to property with enclosed front and rear gardens in lawn with large patio area to the rear. Rural views to side and rear.







Please note we have not tested the services or systems in this property. Purchasers should make/commission their own inspections if they feel it is necessary.

NETWORK STRENGTH - LOCAL KNOWLEDGE

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UPS

12 English Street
Downpatrick
County Down
BT30 6AB

ANDERSONSTOWN
028 9060 5200

BALLYHACKAMORE
028 9047 1515

BALLYMENA
028 2565 7700

BALLYNAHINCH
028 9756 1155

BANGOR
028 9127 1185

CARRICKFERGUS
028 9336 5986

CAUSEWAY COAST
0800 644 4432

CAVEHILL
028 9072 9270

DOWNPATRICK
028 4461 4101

FORESTSIDE
028 9064 1264

GLENGORMLEY
028 9083 3295

MALONE
028 9066 1929

NEWTOWNARDS
028 9181 1444

RENTAL DIVISION
028 9047 1515