



THE OLD SCHOOL HOUSES, 10-12 BISHOPS COURT ROAD, KILCLIEF, STRANGFORD, BT30 7NU

OPEN VIEWINGS - Saturday 26th October 1pm-2.30pm and Sunday 27th October 1pm-2.30pm
Register details with agents

This delightful property comprises 2 charming homes offering character, charm and quality internal specification. The full potential of the properties can be realised by any of the following options:

- * as homes with adjacent cottage with proven income generating potential as air bnb/holiday lets (appropriate approvals in place).
- * a home with adjacent separate work from home accommodation
- * a retirement home with separate space for visiting friends/family and boomerang kids.

The private gardens enable sunshine to be enjoyed within walking distance of Kilclief beach. The amenities of the village of Strangford are within easy commuting distance.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
(91-101)	B		
(81-90)	C	74	76
(71-80)	D		
(61-70)	E		
(51-60)	F		
(31-50)	G		
Not energy efficient - higher running costs			
Northern Ireland		EU Directive 2002/91/EC	

OFFERS AROUND £350,000

THE OLD SCHOOL HOUSES, 10-12 BISHOPS COURT ROAD, KILCLIEF, STRANOE RD RT30 7N11

Key Features





**The Cottage School House,
10 Bishopscourt Road**
Cottage has solar panels.

Entrance Hall

Wooden stable door to entrance hall with Chinese slate flooring.

Living Room

15'8 x 14'02
Chinese slate flooring. Multi fuel stove on raised hearth. Door to front. Door to Kitchen/dining area.

Kitchen/Dining area

15'8 x 14'02
High and low level units with sink unit. Integrated oven and hob with extractor. Integrated fridge. Breakfast bar. Tiled floor. Double doors to patio area. Velux windows.

Bedroom

10'08 x 10'05
Front facing. Door to:

Shower room

Walk in shower cubicle with wall shower and rain shower over, wash hand basin, low flush w.c. Chinese slate tiled floor. Door to:

Utility Room

6'05 x 5'02
Recess for washing machine. Chinese slate flooring.

**The School House, 12
Bishopscourt Road**

Underfloor heating on ground floor.

Entrance Hall

Double door to: Tiled floor.

Living Room/Dining

16'0 x 14'09
Open tread staircase to first floor. Multi fuel stove on raised hearth. Patio door to rear garden.

Kitchen

7'10 x 7'01
Low level units with 1 1/2 stainless steel sink unit. Recess for oven and fridge freezer. Tiled at splashback. Tiled flooring.

Bathroom

7'05 x 7'05
White panelled bath with shower over, low flush w.c., and pedestal wash hand basin. Tiled flooring. Part tiled walls. Towel radiator.

First floor bedroom

25'07 x 14'04
Views to side and rear. Wooden flooring.

Garage

18'10 x 12'02
Currently used as a workshop and utility area.

Room accessed via outside steps

14'10 x 12'02
Ideal for work from home space or workshop.

Outside

Ample parking to the front with access to beautiful mature gardens with shrubs and trees along with 2 paved seating areas, raised decked area with pergola and stoned areas.

No 10 Epc

2453-1945-1710-7122-7159
C74

No 12 Epc

2753-1201-1788-1671-1729
C69

**THE OLD SCHOOL HOUSES, 10-12 BISHOPS COURT ROAD, KILCLIEF,
STURANCEODD BT30 7N11**









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Questions you may have.

Which mortgage would suit me best?
How much deposit will I need?
What are my monthly repayments going to be?

To answer these and other mortgage related questions contact Lee-Anne on .

Your home may be repossessed if you do not keep up repayments on your mortgage.

We DO NOT charge for initial mortgage consultations. We may charge a fee on completion depending on circumstances. Our typical fee is £250, however, please confirm with Mortgage Consultant at time of appointment. 17709539

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

ULSTERPROPERTYSALES.CO.UK

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