



 **JOHNMINNIS**
ESTATE AGENTS &
LETTING SPECIALISTS

2 THE LINKS, DONAGHADEE, BT21 0QS
OFFERS AROUND £259,950

**Scan for Property Details
and to Arrange a Viewing**





Offers Around £259,950

Ground Floor Apartment

2 Bedrooms

2 Receptions



Property Features

- Exceptional Ground Floor Apartment in Private and Secluded Location With No Onward Chain
- Popular and Prestigious Address
- Beautiful Views Overlooking Donaghadee Golf Course To The Rear
- Bright and Spacious Accommodation
- Large Living Room with Cornice Ceiling and Beautiful Views Over the Golf Course
- Reception / Dining Hall with French Doors Through to Living Room
- Large Fitted Kitchen with Dining Area and Views to the Golf Course
- Two Well Proportioned Bedrooms Both with Built in Wardrobes and Main Bedroom with En Suite Shower Room
- Fully Tiled Bathroom with White Suite
- Gas Fired Underfloor Central Heating
- Double Glazed Windows
- Megaflo Pressurised Water System
- Private Covered Tiled Terrace with Views over the Golf Course and Southerly Aspect
- Residents Private Car Parking and Additional Visitors Parking
- Immense Feeling of Warmth and Character
- In Close Proximity to Many Local Amenities Including Donaghadee's Picturesque Town Centre

Accommodation

Ground Floor

Enclosed Entrance Hall

Reception/Dining Hall
14' 3" x 8' 9"

Living Room
16' 7" x 15' 9"

Large Kitchen with
Dining Area
17' 0" x 15' 1"

Bedroom One
13' 9" x 12' 1"

Fully Tiled En suite
Shower Room

Bedroom Two
12' 3" x 11' 4"

Fully Tiled Bathroom

Outside

Private Covered and
Tiled Terrace with
Beautiful Outlook to
the Golf Course with
Southerly Aspect

Private Residents
Parking

Visitor Parking

For more information
and photographs
regarding the
accommodation in this
property, please visit:

johnminnis.co.uk



This exceptional, spacious, ground floor apartment occupies an enviable private, secluded location situated off the popular and prestigious Warren Road, benefitting from wonderful views over Donaghadee's picturesque Golf Course. Considered to be one of the finest apartment complexes in the area viewers are sure to be impressed by not only the bright and spacious accommodation but also the many fine features throughout including private terrace benefitting from the afternoon sun. The deceptively large apartment accommodation comprises an impressive living room with reception/dining hall, fitted kitchen with dining area, two well proportioned bedrooms both with built in wardrobes and main bedroom benefitting from an en suite shower room, and a fully tiled bathroom. Views of the Golf Course can be enjoyed from the rear of the apartment. This fine apartment is further enhanced by having gas fired central heating, double glazed windows and Megaflor pressurised water system. Close to many local amenities including Donaghadee's picturesque town centre, Donaghadee Harbour, Donaghadee Golf Course, shops and restaurants as well as many fine coastal walks. We are confident this property will have wide ranging appeal to a host of potential purchasers. An early viewing is a must so as to appreciate it in its entirety.



Directions

Heading out of Donaghadee, along the Warren Road, turn left into Warren Villas and The Links.



All measurements are approximate and for display purposes only.



Viewing

By appointment through agent.

Free Valuation

We offer property valuations and financial advice free of charge to all our clients.



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Awards & Recognition



As rated
THE SUNDAY TIMES
THE IRISH TIMES

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 - 100) A			
(81 - 91) B			
(69 - 80) C			
(55 - 68) D		66	66
(39 - 54) E			
(21 - 38) F			
(01 - 20) G			
<i>Not energy efficient - higher running costs</i>			

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