



## 27 THE BEECHES

Killinchy, BT23 6WA

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*Offers around* **£159,950**



SEMI-DETACHED | 2  | 1  | 1 

This well presented semi-detached home is located on a spacious corner plot in the popular residential development “The Beeches” in Killinchy. The location offers excellent convenience to local amenities at Balloo Village and well renowned eateries including Balloo House and Daft Eddy’s. .

## KEY FEATURES

- Well Presented Semi- Detached Home on a Spacious Corner Plot
- Two Well Proportioned Bedrooms
- Open Plan Living / Kitchen / Dining Space
- Additional Downstairs WC
- White Suite Family Bathroom
- Decorative Bricked Walkway with Small Landscaped Garden with Plants and Shrubs
- Enclosed Back Garden with Patio Area, Ideal for Entertaining
- Driveway with Ample Parking Leading to Detached Garage
- Garage Converted to Contain Separate Utility and Office Space
- Oil Fired Central Heating
- uPVC Double Glazing Throughout
- Plans Passed for Extension to Include Additional Living Space and Third Bedroom
-  Early Viewing Highly recommended





## ROOM DETAILS

### *Ground Floor*

- Entrance Hall
- Living Space  
16'9" x 12'8"
- Kitchen
- Downstairs WC

### *First Floor*

- Landing
- Bedroom One  
8'4" x 16'11"
- Bedroom Two  
8'1" x 7'5"
- Family Bathroom

### *Outside*

- Driveway with ample of street car parking leading to detached garage. Garage converted to utility and office space. Enclosed patioed rear garden, outside tap. Small front landscaped garden with plants and shrubs, bricked walkway to front door





## DIRECTIONS

*Travelling from Comber on the Killinchy Road, turn left after Balloo House onto the Beechvale Road. Then turn Left onto the Beeches. Number 27 will be located on your left hand side.*



## THE LOCAL AREA

*Quaint Comber: The 'home of great taste' – and famous potatoes! Steeped in rich history, spectacular scenery and fine cuisine, Comber is a number one place to lay your roots.*

*Get on your bike along the Comber Greenway, seven traffic-free miles of the National Cycle Network, talking in Stormont Estate, Scrabo Tower and more. It's also a wonderful spot for walking or shooting the breeze with the locals in the square....*

ENERGY EFFICIENCY RATING		
Very energy efficient – lower running costs		
	CURRENT	POTENTIAL
92+		
81-91		
69-80		
55-68		
39-54		
21-38		
1-20		
NOT energy efficient – higher running costs		
	66	71

Scan QR Code for more details and to arrange a viewing.



## OUR BRANCHES

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