

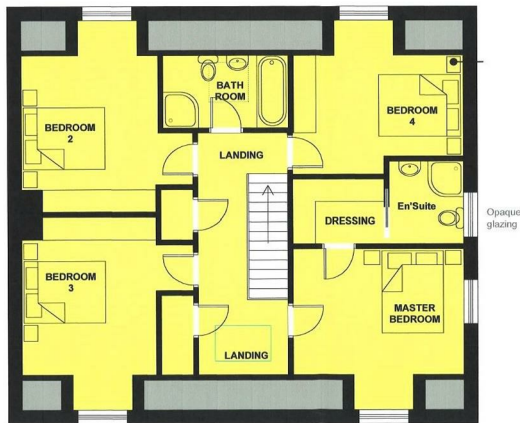
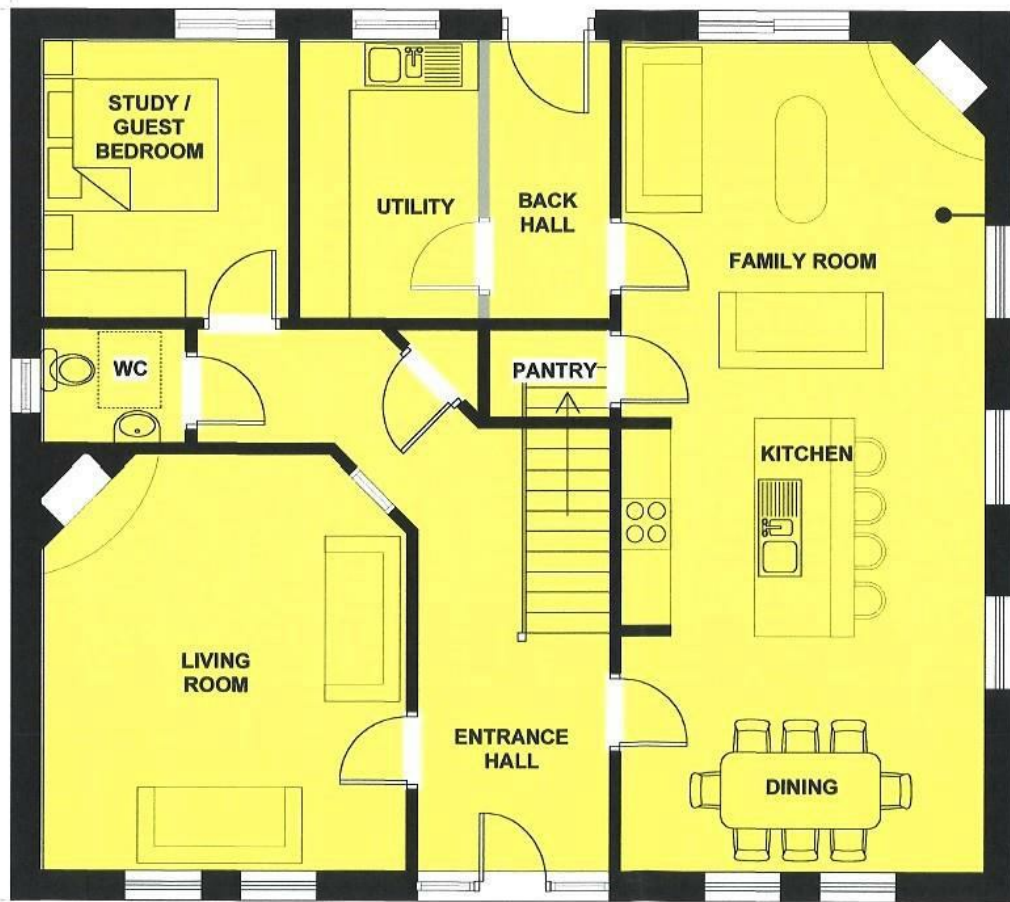


## Building Site Adjacent To 32 Bridgend Road, Ballycarry, Carrickfergus, BT38 0JZ

- c.0.25 Acre Building Site
- Detached Family Home (c.2,175 Sq Ft)
- Detached Garage
- Rural Views
- Close Proximity To Local Villages / Towns
- Full Planning Permission Granted
- Five Bedroom; Two Reception
- Private Access Off Bridgend Road
- Opportunity To Purchase Additional Adjoining Land
- Plans And Maps Available On Request

Offers Over **£99,950**  
EPC Rating





FIRST FLOOR PLAN

AN

## PROPERTY DESCRIPTION




**COLIN  
GRAHAM  
RESIDENTIAL**  
 ...WE SELL HOUSES



**Unique opportunity to purchase a c.0.25 acre building site benefiting from full planning permission (LA02/2021/0862/F), for a five bedroom, two reception detached family home, extending to c.2,175 sq ft plus detached garage, occupying a prime site enjoying rural views, located off the Bridgend Road, Ballycarry. Option to purchase adjoining agricultural land to rear extending to c.1.0 acre via separate negotiation.**

**Copy of planning permission and maps are available upon request.**

**For further information or to arrange a viewing please contact Colin Graham Residential.**

**Early interest highly recommended to avoid disappointment.**



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

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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We invest in people Gold

**PRS** Property Redress Scheme

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Awards

