

BALLYNAHINCH BRANCH

2 Main Street, Ballynahinch, County Down, BT24 8DN

0289 756 1155

ballynahinch@ulsterpropertysales.co.uk



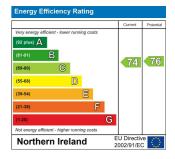






10-12 BISHOPS COURT ROAD

Kilclief BT30 7NU



10-12 Bishops Court Road , Kilclief, BT30 7NU







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 (4.78m x 4.32m)

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 (4.78m x 4.32m)

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 (3.25m x 3.18m) Front facing. Door to:

Walk in shower cubicle with wall shower and flush w.c., and pedestal wash hand basin. rain shower over, wash hand basin, low flush Tiled flooring. Part tiled walls. Towel radiator. w.c. Chinese slate tiled floor. Door to:

Utility Room

6'05 x 5'02 (1.96m x 1.57m)

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 (4.88m x 4.50m)

Open tread staircase to first floor. Multi fuel stove on raised hearth. Patio door to rear garden.

Kitchen

7'10 x 7'01 (2.39m x 2.16m)

Low level units with 11/2 stainless steel sink unit. Recess for oven and fridge freezer. Tiled C74 at splashback. Tiled flooring.

Bathroom

7'05 x 7'05 (2.26m x 2.26m)

White panelled bath with shower over, low

First floor bedroom

25'07 x 14'04 (7.80m x 4.37m)

Views to side and rear. Wooden flooring.

Garage

18'10 x 12'02 (5.74m x 3.71m)

Currently used as a workshop and utility area.

Room accessed via outside steps

14'10 x 12'02 (4.52m x 3.71m)

Ideal for work from home space or workshop.

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

No 12 Epc

2753-1201-1788-1671-1729



Directions













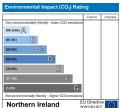




Floor Plan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.





ULSTERPROPERTY SALES.CO.UK

ANDERSONSTOWN 028 9060 5200 BALLYHACKAMORE 028 9047 1515 **BALLYMENA** 028 2565 7700

BALLYNAHINCH 028 9756 1155 **BANGOR** 028 9127 1185

CAUSEWAY COAST 0800 644 4432 **CAVEHILL** 028 9072 9270 **CARRICKFERGUS** 028 9336 5986 **DOWNPATRICK** 028 4461 4101

FORESTSIDE 028 9064 1264 **GLENGORMLEY** 028 9083 3295 **MALONE** 028 9066 1929

NEWTOWNARDS 028 9181 1444 RENTAL DIVISION 028 9070 1000



