



66 FOREST HILL

Conlig, BT23 7FL

Offers around **£269,950**



DETACHED | 4  | 1  | 2 

The accommodation is bright, spacious and flexible comprising large living room with casual dining area, attractive mahogany fireplace, open fire and double glazed sliding patio door to the rear garden.

KEY FEATURES

- Large Living Room with Dining Area, Attractive Fireplace, Open Fire and French Doors to Rear Garden
- Kitchen with Casual Dining Area
- Four Well Proportioned Bedrooms
- Fully Tiled Shower Room with Three Piece Suite
- Additional Downstairs WC
- Separate Utility Room
- Phoenix Gas Heating
- Double Glazed Windows
- Front Garden in Lawns with Flowerbeds in Plants and Shrubs
- Tarmac Driveway with Parking and Additional Driveway with Parking
- Fantastic Fully Enclosed Rear Garden in Lawns with Paved Patio Barbecue Areas and Built-in Brick Barbecue
- Integral Garage with Electric Door



ROOM DETAILS

Ground Floor

- Reception Hall
- Downstairs WC
- Living Room with Dining Area
25'10" x 11'7"
-
- Kitchen with Casual Dining Area
19'3" x 11'6"
- Utility Room

First Floor

- Bedroom One
13'10" x 11'7"
- Bedroom Two
13'9" x 8'4"
- Bedroom Three
11'8" x 8'3"
- Bedroom Four
8'6" x 7'2"
- Fully Tiled Shower Room

Outside

- Integral Garage
17'8" x 9'9"
- Parking to Front.
- Fully Enclosed Rear Garden In Lawns



DIRECTIONS

Travelling from the Rathgael Roundabout along the carriageway, in the direction of Newtownards, take the slip road on your right towards Conlig. Travel along Main Street, Conlig, turn left into Forest Hill.



THE LOCAL AREA

Offering the peace and quiet of a semi-rural town, perfectly balanced with an abundance of amenities and attractions, Newtownards is regarded as one of the prime places to live in Northern Ireland. Its close proximity to Belfast means it is perfect for the daily commuter who prefers the solace of a quieter setting for residency. Many attractive homes enjoy the appeal of unrivalled idyllic seaside or rolling countryside views.



All measurements are approximate and for planning purposes only

ENERGY EFFICIENCY RATING		
	CURRENT	POTENTIAL
92+		
81-91		
69-80		
55-68	67	69
39-54		
21-38		
1-20		
<small>NOT energy efficient - higher running costs</small>		

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



OUR BRANCHES

B' FAST (028) 9065 3333 H'WOOD (028) 9042 8888 BANGOR (028) 9131 3833 D'DEE (028) 9188 8881 COMBER (028) 9187 1212

property@johnminnis.co.uk

JOHNNINNIS.CO.UK     

