



17 Old Tullygarley Road

Tullygarley, Ballymena, BT42 2JD

Offers Around £375,000



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ACCOMMODATION

Storm Porch

Solid wood flooring.

Entrance Hall

Original period feature fireplace. Solid wood flooring. Under stairs cupboard.

Living Room

19'11" x 23'0" (6.09 x 7.03)

Bi-fold doors leading to Kitchen / Family Living area. Reclaimed brick fireplace with solid oak beam mantel with multi-fuel stove. Recessed LED ceiling lights. Solid timber flooring.

Dining Room

20'0" x 11'7" (6.12 x 3.54)

Decorative fireplace with period tiled inset and white oak surround. Recessed lighting.

Utility / Rear Hall

13'9" x 5'8" (4.21 x 1.75)

Low level units with belfast sink. Plumbed for washing machine and space for tumble dryer. Back door.

Cloakroom

6'0" x 3'5" (1.83 x 1.06)

WC and WHB. 1/2 wall panelling. Tiled flooring.

Kitchen / Family Dining / Living

19'8" x 42'3" (6.00 x 12.90)

Canadian white maple high and low level units and display cabinet, with granite worktops. Belfast sink within central island. Integrated dishwasher. Space for multi-fuel range cooker. Tiled splashback. Solid

wood flooring. Extensive bright and airy space for family dining, living with open views of rear gardens.

FIRST FLOOR

Landing.

Bedroom 1 - Front

19'11" x 23'1" (6.09 x 7.05)

En-suite Bathroom

6'11" x 11'7" (2.11 x 3.55)

Corner bath with telephone handle shower head. WC and WHB. Large shower cubicle. 1/2 wall panelling.

Dressing Room

6'6" x 9'0" (2.00 x 2.76)

Built in robes.

Bedroom 2 / Study - Front

7'0" x 11'9" (2.14 x 3.59)

Currently utilised as home office. Laminate flooring.

Bedroom 3 - Front

12'5" x 11'6" (3.79 x 3.52)

Bedroom 4 - Rear

7'2" x 11'6" (2.20 x 3.52)

Family Bathroom

7'6" x 7'3" (2.29 x 2.22)

WC and WHB. Bath. Stained glass window. Hotpress cupboard. Laminate flooring.

SECOND FLOOR

Bedroom 5 - Side

10'5" x 16'7" (3.20 x 5.08)

Bedroom 6 - Side

13'10" x 11'5" (4.23 x 3.49)

OUTSIDE

Wood Shed

17'5" x 11'1" (5.33 x 3.40)

Ideal wood store and space for car/trailer storage.

Garage / Workshop

17'3" x 26'3" (5.26 x 8.01)

Steel Portal Shed

23'5" x 20'7" / 32'2" x 34'11" (7.15 x 6.28 / 9.81 x 10.65)

Gardens

Front gardens laid in lawns and mature shrubbery. Fully enclosed rear gardens with extensive patio areas, lawns and mature shrubs.



Road Map



Hybrid Map



Terrain Map



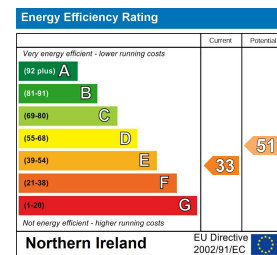
Floor Plan



Viewing

Please contact our Ballymena Office on 02825655733 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



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