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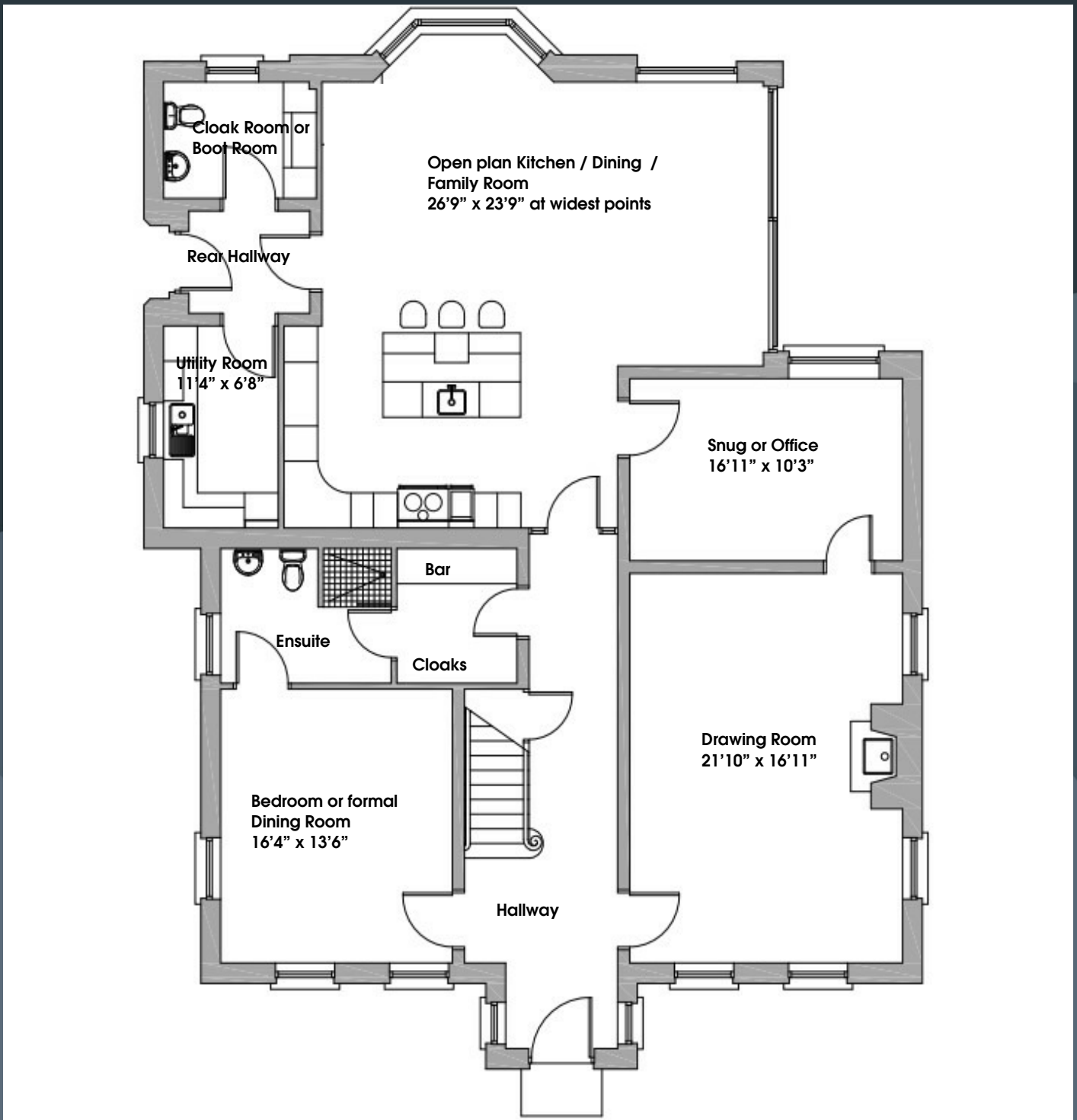
58b DRUMNABREEZE ROAD

Magheralin BT67 0RH

Offers around
£650,000

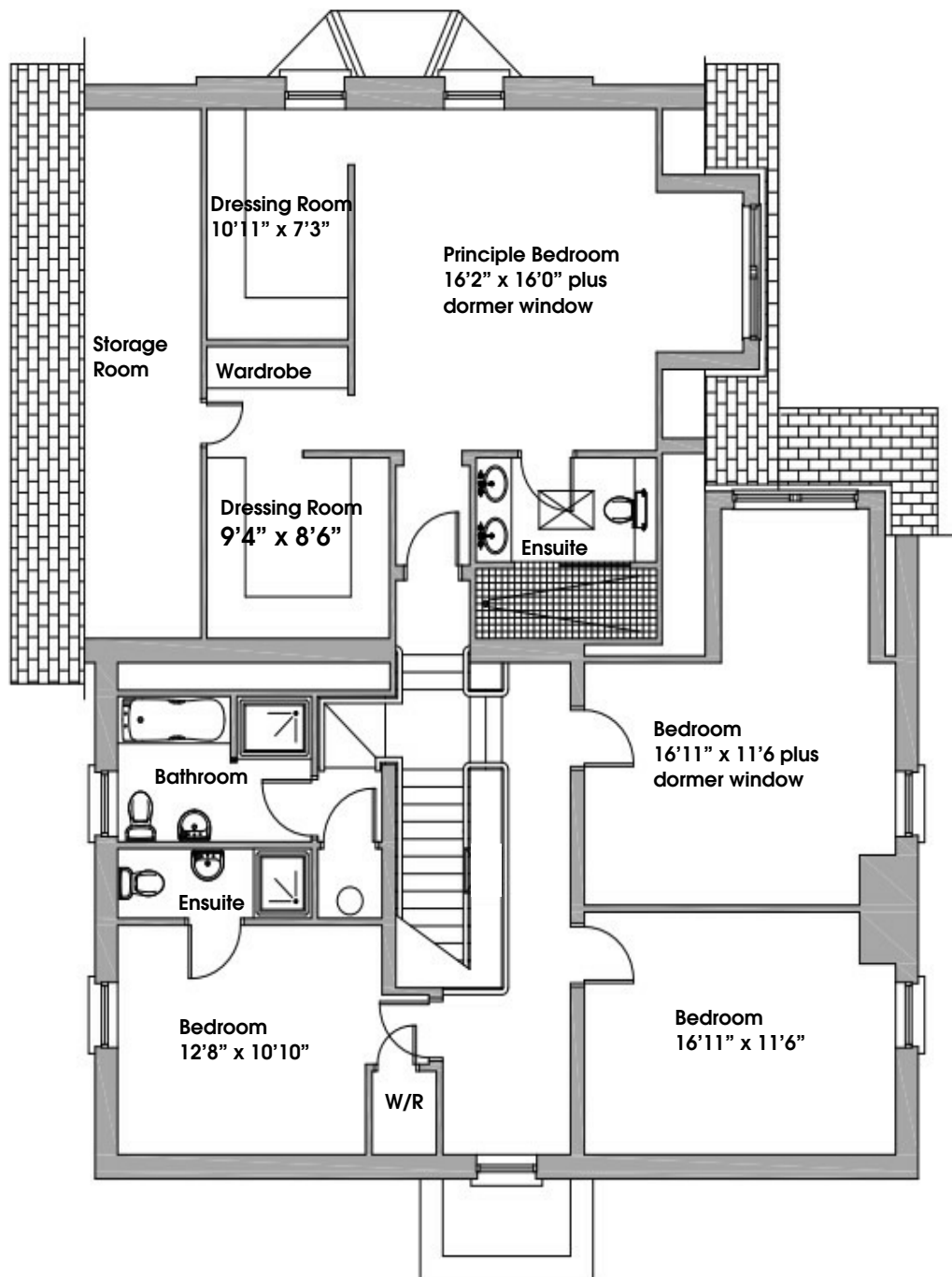


This truly impressive detached country residence nestles within the rich, leafy, rural setting of the Drumnabreeze Road, highly regarded for its array of beautiful and historic country homes, Edenmore Golf and Country Club and an excellent road network for other provincial towns and cities, including Moira with its M1 interchange for Belfast and the west as well as Dromore and Banbridge with the A1 carriageway for Newry and the south.



This fine property has been designed to blend harmoniously with its elegant surroundings, having a traditional architectural style with some wonderfully authentic features which will inspire any discerning purchaser to create an impressive interior design for modern living and entertaining.

PC allowance for kitchen, utility room, sanitary fittings and fireplace - £26,000



Features:

- Classically designed Georgian style country residence
- Stunning mature setting on the Drumnabreeze Road with elevated views to the country side at the front and a leafy, mature back drop to the rear
- Attractive front door with traditional style decorative top light
- Grand reception hallway with a beautifully carved staircase to the first floor accommodation with newel posts and spindles
- Tall ceilings to the ground floor, reminiscent of a traditional country house design
- Elegant drawing room with provision for fireplace surround and an inset wood burning stove. Doors to the snug
- Separate snug / office with connecting doors to the drawing room and a connecting door to the open plan kitchen
- Downstairs bedroom or formal dining room with connecting door to a Jack and Jill style ensuite shower room
- Cloak room leading from the hallway with connecting door to the downstairs Jack and Jill style shower room with area for coats and an area plumbed for a bar
- Stunning open plan kitchen with family and dining areas including a large picture window with sliding doors to the south facing patio garden and a feature walk in bay window to the rear
- Rear hallway with an attractive external door with a traditional style decorative top light
- Separate utility room
- Downstairs rear boot room or cloak room with provision for a WC and wash hand basin
- Beautifully designed first floor accommodation including four spacious bedrooms, master bedroom suite including two separate dressing rooms and ensuite. Walk in storage room
- Bedroom 2 with ensuite
- Bathroom with provisions for a bathroom suite under the PC allowance with space for a shower cubicle and free standing bath
- Detached garage with traditional style garage door and separate pedestrian door to the side
- State of the art air source heat pump with mechanical ventilation and heat recovery system for a highly efficient and entirely renewable heat source for all heating and hot water needs, with the added benefit of improved indoor air quality and reduced energy costs
- PVC double glazed sliding sash windows
- Deep moulded skirting boards and architraves
- Traditional style interior, extra tall, 4 panelled doors on ground floor and traditional style 4 panelled doors on the first floor
- Gardens levelled, top soiled and seeded in lawns
- South facing garden with paved patio area
- Tarmac driveway
- Wired for a burglar alarm system and CCTV
- Wired for electric gates
- SAP calculation report available

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