



51a PORTAFERRY ROAD

Kircubbin, BT22 2RY

Offers around **£499,950**



DETACHED BUNGALOW | 4 🛏️ | 2 🚿 | 2 🚻

Sitting on an exceptional elevated site with stunning panoramic views of Strangford Lough and Mourne Mountains here is a rare and unique opportunity to purchase a fantastic home with no onward chain.

Tucked away down a laneway, which only has three houses on it, this property not only has the stunning views but also an excellent degree of privacy and beautiful country surroundings.

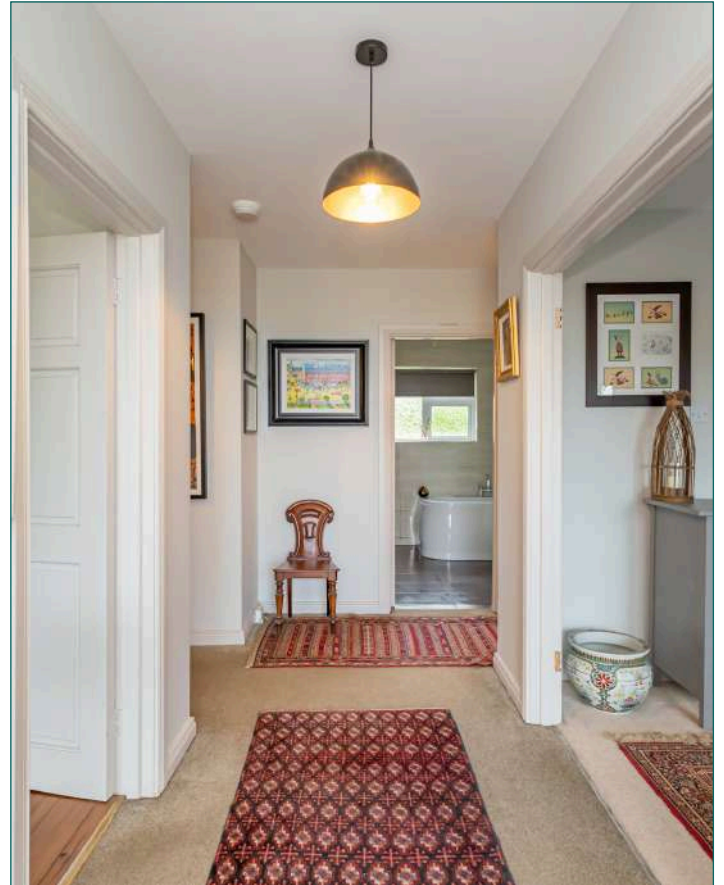
The accommodation is bright, spacious and flexible comprising living room with solid wooden floor and cast iron wood burning stove, large open plan kitchen to casual dining/family area with range of integrated appliances, large island unit with granite worktop and cast iron wood burning stove, four bedrooms including main bedroom with extensive range of built-in wardrobes and en suite shower room, bathroom with four piece white suite to include bath and separate shower, and playroom which could also be a gym, office or studio.

Outside does not disappoint either. There are front and side gardens in lawns with plants and shrubs whilst at the rear is a garden in lawns with extensive paved patio barbecue terrace backing onto countryside with excellent degree of privacy making ideal space for children at play, outdoor entertaining or enjoying the sun. Picturesque views can also be enjoyed externally either from the timber decked terrace situated at the front of the property or raised garden area to the rear.



KEY FEATURES

- Outstanding Large Family Bungalow With No Onward Chain
- Stunning Views Over Countryside To Strangford Lough And Mourne Mountains Which Can Be Enjoyed Both Internally And Externally
- Bright, Spacious And Flexible Accommodation
- Living Room With Solid Wooden Floor, Cast Iron Wood Burning Stove
- Large Open Plan Kitchen To Casual Dining/Family Area
- Kitchen Has Range Of Integrated Appliances, Excellent Storage And Large Island Unit With Granite Worktop
- Dining/Family Area Has Cast Iron Wood Burning Stove
- Separate Utility Room
- Four Well Proportioned Bedrooms Including Main Bedroom With Extensive Range Of Built-In Wardrobes And En Suite Shower Room
- Bathroom With Four Piece Suite To Include Bath And Separate Shower
- Playroom Above The Garage Which Could Be Office, Gym Or Studio



ROOM DETAILS

Ground Floor

- Reception Hall
- Living Room
24' 3" x 12' 3"
- Large Open Plan Kitchen
To Casual Dining / Family
Area
26' 4" x 18' 11"
- Bedroom One
11' 7" x 11' 8"
- En Suite Shower Room
- Bedroom Two
12' 3" x 9' 9"
- Bedroom Three
11' 9" x 9' 9"
- Office or Fourth
Bedroom
11' 4" x 8' 8"
- Utility Room
- Playroom
17' 8" x 10' 2" "
- Bathroom

Outside

- Garage
18' 1" x 11' 9"
- Idyllic site with stunning
views of Strangford
Lough and Mourne
Mountains
- Front And Side Gardens
In Lawns With Plants And
Shrubs, Timber Decked
Terrace To The Front, An
Ideal Space To Take In The
Breathtaking Views
- Tarmac Driveway And
Forecourt With Excellent
Parking For Cars,
Caravans, Boats, Horse
Boxes, Etc And Additional
Parking To The Side.

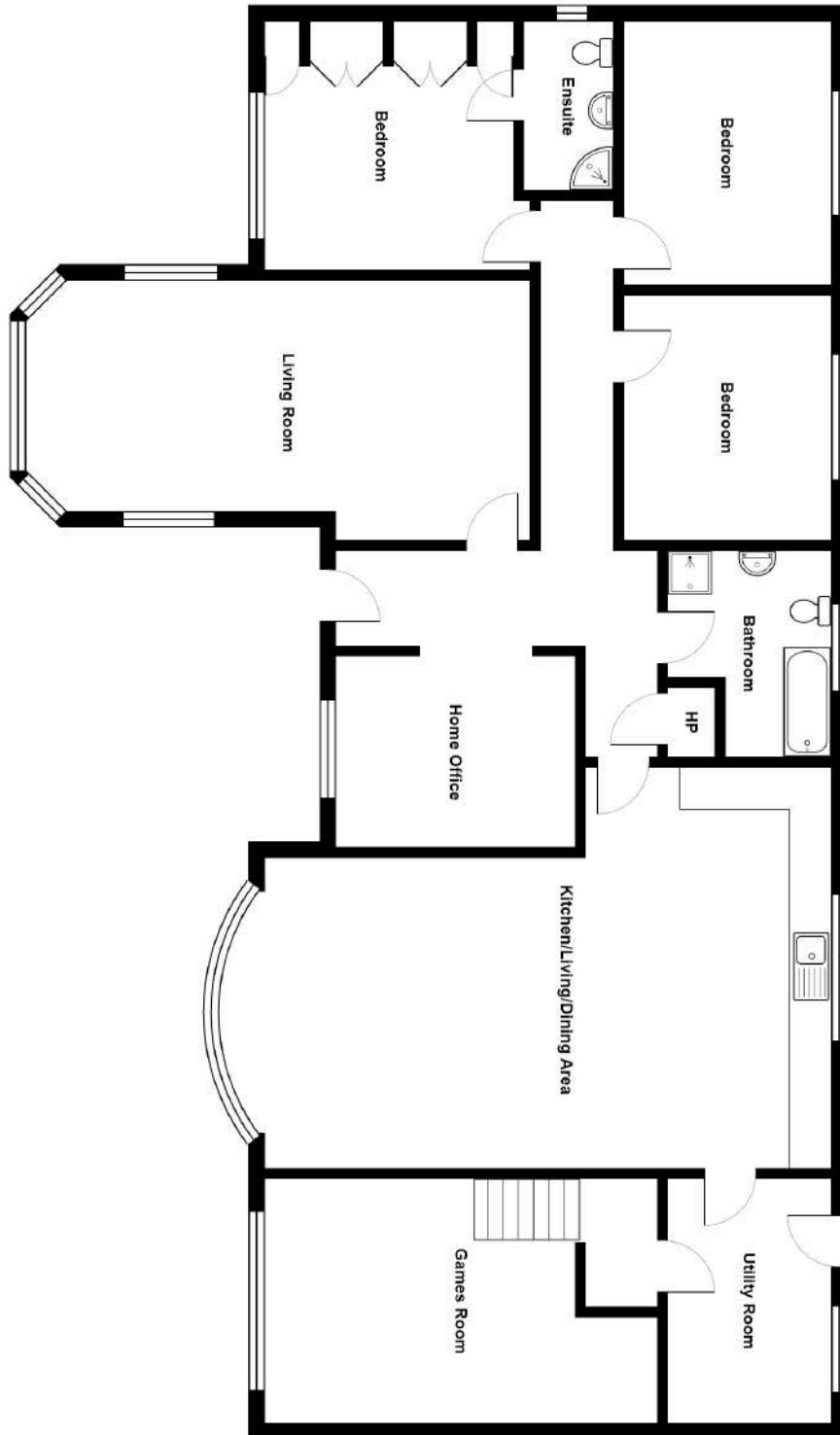
Outside

- Rear Garden In Lawns
With Extensive Paved
Patio Barbecue Terrace,
Backing Onto
Countryside
- Raised Garden Area To
Take In The Breathtaking
Views, Excellent Degree
Of Privacy Making An
Ideal Space For Children
At Play, Outdoor
Entertaining Or Enjoying
The Sun





FLOOR PLANS



All measurements are approximate and for display purposes only.



DIRECTIONS

Travelling on the Portaferry road from Greyabbey towards Kircubbin, the laneway for 51A is on your right hand side after Shannons' Corner.



THE LOCAL AREA

Kircubbin is the perfect stop to pull in and view the stunning vista across Strangford Lough with the Mourne Mountains in the distance, Killyleagh Castle on the far shore and Scrabo Tower standing guard at the top of the Lough. Is it any wonder Strangford Lough is an Area of Outstanding Natural Beauty!



ENERGY EFFICIENCY RATING		
Very energy efficient – lower running costs		
	CURRENT	POTENTIAL
92+		
A		
81-91		
B		
69-80		
C		
55-68		
D		
39-54	39	67
E		
21-38		
F		
1-20		
G		
NOT energy efficient – higher running costs		

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

JOHNMINNIS.CO.UK     

