

## Ballynahinch Branch

24 High Street  
Ballynahinch BT24 8AB  
028 9756 4400

## Downpatrick Branch

15 Market Street  
Downpatrick BT3 06LR  
028 4461 2100

## Banbridge Branch

18 Bridge Street  
Banbridge BT32 3JS  
028 4062 2226

## General Enquiries

ballynahinch@quinnestateagents.com



For any enquiry relating to this property, please contact

Carrie Mackin

carrie@quinnestateagents.com  
07803626095



19 Loughinisland Road  
Loughinisland  
BT30 8PT

Offers In The  
Region Of £320,000

### Terms & Conditions

Please note that these particulars do not constitute an offer or contract of sale. Any prospective purchaser should satisfy themselves by thorough inspection of the property and we recommend that any prospective purchaser should employ the professional services of a building surveyor and consider their findings prior to entering into contract. All such fees associated with this work will be the responsibility of the prospective purchaser regardless of whether the sale completes or not. In addition, none of the appliances or installations have been tested in any way whatsoever and it is our recommendation that a purchaser should fully satisfy themselves by employing an appropriate expert. We would also like to advise that our measurements are taken from the widest points of each room and should not be relied upon as completely accurate. You should not make decisions based on the measurements provided and double check measurements at all times.

### Valuation/Mortgage Service

As part of our service we would remind Vendors and potential purchasers that we have a Mortgage Broker available at this branch. If you are thinking of selling, we would be happy to carry out a free market appraisal of your property.

- Detached Family Home
- Ideally located
- Beautifully Presented Throughout
- Five Bedrooms
- Home Office
- Separate Dining
- Utility Area
- Spacious Mature Gardens Surrounding the Property
- Oil Fired Central Heating
- EPC 62/D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D		62	67
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			

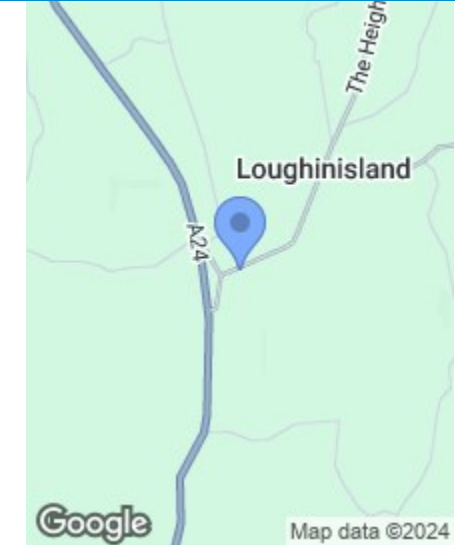




# 19 Loughinisland Road

Loughinisland, BT30 8PT

**QUIN**  
Estate Agents



## Directions

From Ballynahinch follow the A24 towards Newcastle for approx. 5.6 miles turning left onto the Old Park Road (just before Brennans garage) turning right and then left onto the Loughinisland Road, the property will be on your right.

Nestled in the charming village of Loughinisland, this stunning detached house on Loughinisland Road offers a perfect blend of comfort and style. Boasting five bedrooms, including a convenient home office, this property is ideal for those seeking a spacious living arrangement.

Upon arrival, you are welcomed by elegant stone pillars and a surrounding wall that add to the property's character and charm. This delightful feature sets the tone for the rest of the house, promising a unique and inviting living experience.

One of the highlights of this home is its proximity to the picturesque Tieveenadarragh Forest, located just a mile away. Nature enthusiasts and outdoor lovers will appreciate having this stunning forest practically on their doorstep, offering endless opportunities for exploration and relaxation.

If you are looking for a spacious and well-appointed home in a peaceful village setting, this property on Loughinisland Road is sure to captivate you. Don't miss the opportunity to make this house your own and enjoy the best of countryside living in County Down.

## Accommodation

As you step inside, you are greeted by a spacious reception hall, offering access to the two inviting reception rooms both with bay windows and open fires, a separate dining area with double doors to the garden, WC and the open plan kitchen/dining area. The kitchen benefits from a central island, integrated dishwasher and fridge. There is also recess for a freestanding stove which is included in the sale, the kitchen provides access to the separate utility room and external door to the rear of the property. On the first floor a lovely bright and spacious landing with a family bathroom with free standing bath and corner shower, five bedrooms with bedroom two offering a shower, wash hand basin and built in wardrobe.

## Outside/Location

Approaching the property you are greeted with a pillared entrance with tarmac driveway, well maintained grass lawns and paved patio area to the rear.

This site sits in a very ideal location in terms of connective routes to nearby Drumaness and Clough for small amenities and further amenities in Ballynahinch, or Downpatrick. The property offers great access to local schools and bus routes should this be a motivation for those with a family. Only a short distance from Newcastle, home to our beautiful Mourne mountains.

## Contact

The sale of this property is looked after by Carrie from our Ballynahinch branch. Carrie can be contacted on 02897564400 or by emailing [Carrie@quinnestateagents.com](mailto:Carrie@quinnestateagents.com)

## Mortgage Advice

If you require financial advice to buy this property, we are more than happy to recommend Laura McClean from Ritchie & McClean Mortgage Solutions. Laura can be contacted on 07731435310

