



An excellent and unique detached bungalow in a prime location close to Newcastle and the Mourne Mountains on a private site with mature surrounding gardens.

This special bungalow is of a 'mid century' 1960's design and will have a specific appeal to a wide range of potential purchasers.

The accommodation comprises; a spacious entrance hallway with adjoining wc facility, a well fitted modern kitchen, drawing room, dining room, garden room and study. Three well proportioned bedrooms, the principal benefits from a large dressing room area (potential space for a fourth bedroom) and an ensuite bathroom.

The surrounding gardens and overall ambiance of the property requires an internal inspection to fully appreciate.

Offers Over
£385,000

87C Bryansford Road,
Newcastle,
BT33 0LF

Viewing by
appointment
through agent
028 9066 3030



- A Unique Detached Bungalow with Mature Surrounding Gardens
- Prime Residential Location on the Bryansford Road, Newcastle
- 'Mid Century' Design with a Range of Individual Appeal
- Modern Fitted Kitchen with Extensive Range of Built-in Units
- Drawing Room, Dining Room, Garden Room & Study
- 3 Very Well Proportioned Bedrooms
- Double Glazed Windows
- Oil Fired Central Heating
- Family Bathroom & Ensuite Bathroom off Principal Bedroom
- Surrounding Gardens in Lawns, Shrubberies & Mature Trees
- Close Proximity to Newcastle Centre

The Property Comprises:

Ground Floor

Front door to . . .

ENTRANCE HALL:

CLOAKROOM: Low flush wc, pedestal wash hand basin.

KITCHEN: 15' 0" x 14' 2" (4.57m x 4.32m) Excellent range of modern high and low level units, single drainer 1.5 bowl stainless steel sink unit, granite work surfaces, m Gaggeneau hob, Bosh oven, built-in microwave, ceramic tiled floor, integrated fridge and freezer, integrated dishwasher, serving hatch.



DINING ROOM: 21' 3" x 15' 0" (6.48m x 4.57m) Glazed sliding door to gallery/garden room, magnificent full wall in granite with open fire and granite chimney breast, range of built-in bookshelves.



GALLERY/GARDEN ROOM: 24' 4" x 21' 0" (7.42m x 6.4m)



DRAWING ROOM: 25' 6" x 17' 0" (7.77m x 5.18m) Feature stone chimney breast with open fire with dog grate, window overlooking private garden area.



STUDY: 15' 0" x 10' 3" (4.57m x 3.12m) Range of built-in bookshelves.



PRINCIPAL BEDROOM: 10' 8" x 18' 11" (3.25m x 5.77m) Upper entrance level to sitting room and dressing area. Steps down to large double bedroom.



ENSUITE BATHROOM: Tiled surround bath, low flush wc, bidet, pedestal wash hand basin, shower cubicle, part tiled walls, ceramic tiled floor.



BEDROOM (2): 14' 8" x 13' 9" (4.47m x 4.19m)

BEDROOM (3): 12' 5" x 10' 7" (3.78m x 3.23m)



FAMILY BATHROOM: Panelled bath, low flush wc, pedestal wash hand basin, shower cubicle, fully tiled walls.



Outside

Surrounding mature gardens with paved courtyard area, lawns, mature range of shrubs and trees.

DETACHED DOUBLE GARAGE: Metal up and over door, light and power. Spacious loft area accessed via fixed staircase.



Location:

Take Bryansford Avenue from Shimna Road,
continue to Bryansford Road.

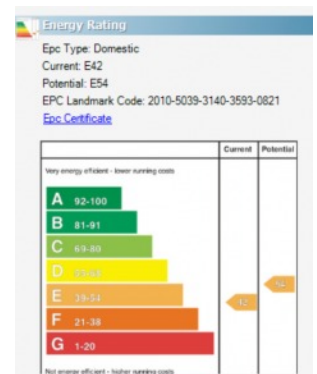
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www.templetonrobinson.com



Sizes And Dimensions Are Approximate. Actual May Vary.

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