



118 Fernisky Road, Ballymena, BT41 2JX

Offers in the region of £250,000



Partially Constructed Detached House For Sale.

Completed up to roof level, with windows and doors installed, this spacious detached house extends of circa 3,500 sq ft of internal accommodation.

Enjoying an elevated site on the outskirts of Kells and Connor, the property is convenient to the A26 dual carriageway, offering easy access to both Antrim and Ballymena.

The property will be of particular interest to those considering a self build, or developers looking for a worthwhile project. Estimated to be worth well in excess of £500,000 once complete, the property has been priced to offer an attractive margin to potential purchasers.

Please note, only cash offers for the property will be considered.

Property Features

- Partially Constructed Detached House For Sale
- Comprising circa 3,500 sq ft of internal accommodation
- Finished to roof level, with PVC double glazed windows and doors installed
- Located on a site of circa 0.5 acres
- Convenient to arterial commuter routes, with easy access to both Antrim and Ballymena
- Access is via a shared laneway, from the Fernisky Road
- The property enjoys an excellent degree of privacy
- Excellent views of the surrounding countryside to the front
- Only cash offers will be considered

Accommodation

(Dimensions and Areas are approximate)

Ground Floor

Entrance Hall 16'0" x 11'1" (4.9 x 3.4)

PVC Front door and sidelights. Centre staircase leading for first floor. Cloakroom off.

Lounge 25'11" x 14'9" (7.9 x 4.5)

Provision for fireplace.

Sun Room 13'1" x 13'1" (4 x 4)

Double patio doors opening to the side.

Family Room 16'0" x 14'9" (4.9 x 4.5)

Provision for fireplace.

Study 14'9" x 9'6" (4.5 x 2.9)

Hallway

Built in store.

Kitchen/Dining Area 27'10" x 14'9" (8.5 x 4.5)

Double patio doors to the side. Provision for range cooker.

Back Hall 7'6" x 4'11" (2.3 x 1.5)

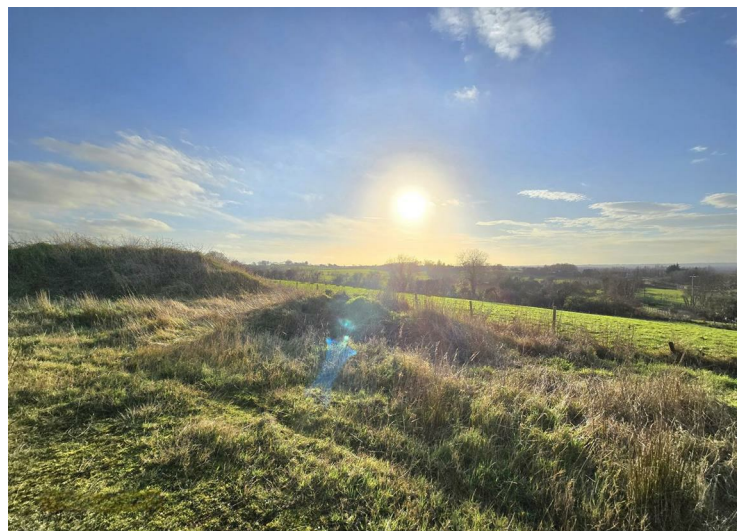
Utility Room 15'1" x 7'6" (max) (4.6 x 2.3 (max))

Bathroom 8'0" x 7'6" (2.44 x 2.3)

First Floor

Landing 16'3" x 11'1" (4.96 x 3.4)

Gallery Landing, overlooking the Entrance Hall.



Bedroom 1 (Master) 18'11" x 15'8" (5.77 x 4.8)

En-suite 8'7" x 7'6" (2.63 x 2.31)

Dressing Area 8'7" x 7'10" (2.63 x 2.39)

Bedroom 2 14'9" x 11'5" (4.5 x 3.5)

En-suite 14'9" x 4'3" (4.5 x 1.3)

Bedroom 3 16'0" x 14'9" (4.9 x 4.5)

Bedroom 4 14'9" x 9'6" (4.5 x 2.9)

Bedroom 5 14'9" x 9'6" (4.5 x 2.9)

Bathroom (max) 13'1" x 11'0" (4 x 3.37)

Store 10'5" x 6'6" (3.2 x 2)

Outside

Located on a site of circa 0.5 acres, accessed via a shared laneway. The attached map shows the site outlined in red, please note this is for illustration purposes only.

Double Garage 24'11" x 20'0" (7.6 x 6.1)

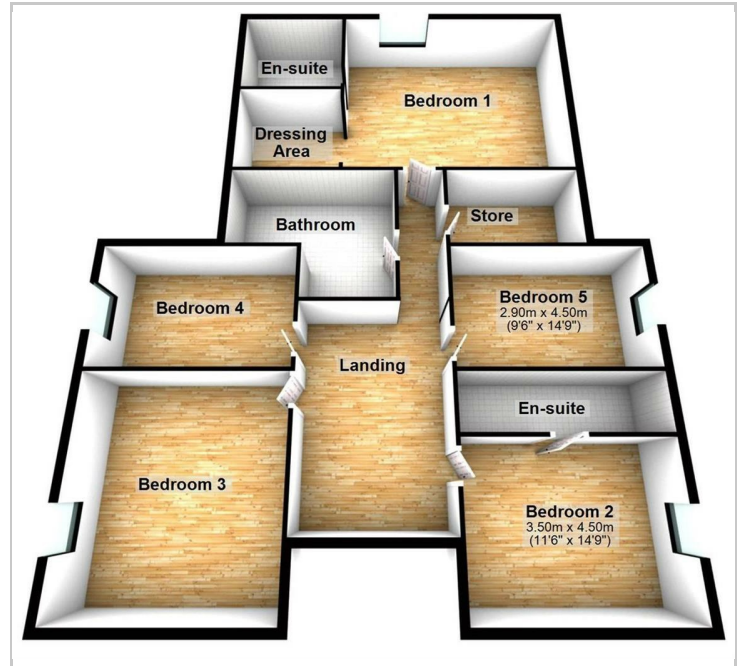
Double roller doors. Pedestrian door to the side.



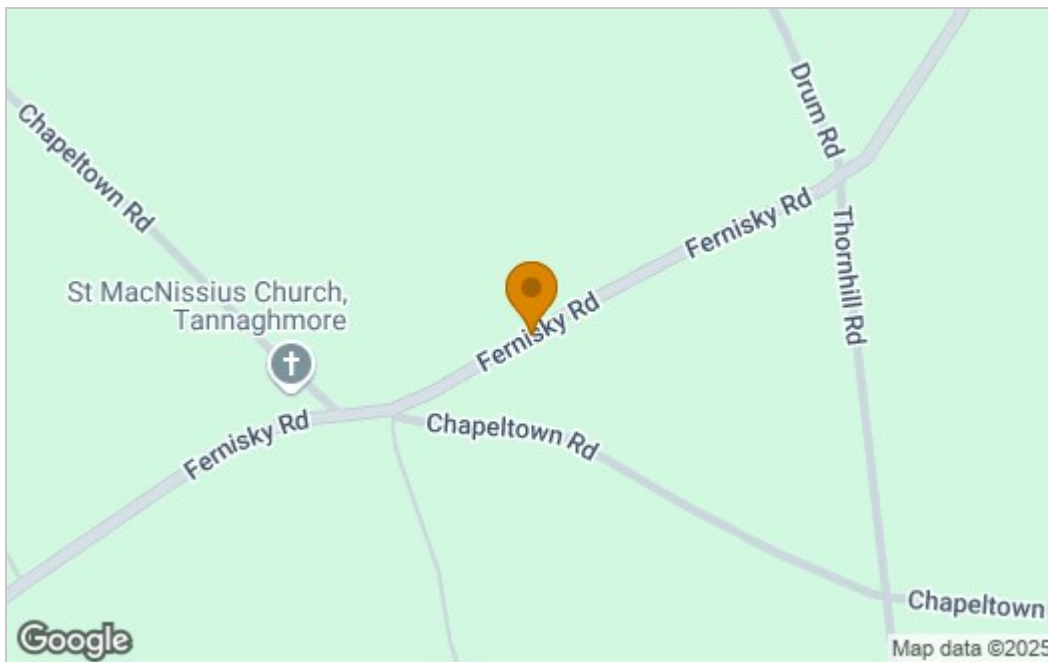
Ground Floor Plan



First Floor Plan



Area Map



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