



81 Ballynashee Road

Ballyclare, BT39 9TG

Offers over £339,950



81 Ballynashee Road

, Ballyclare, BT39 9TG

Offers over £339,950



Nest Estate Agents are delighted to bring to market this detached bungalow located in the heart of the Country Antrim countryside, convenient to Ballyclare town centre. The property is exceptionally well placed on a private 1.5 acre site with surrounding countryside views. Providing ample living space as it has been extended to facilitate the option of additional annex/living space which would suit the vast majority of family requirements.

This property boasts five bedrooms (one with ensuite) two reception rooms, two kitchens and utility room.

As can be seen from the aerial photography, this property enjoys excellent outdoor space, nestled within mature surroundings to provide ultimate privacy within a rural location.

PORCH

4'5" x 9'11" (1.22m'1.52m" x 2.74m'3.35m")

Solid wooden door with inset glass panel.

HALLWAY

9'11" x 8'11" (2.74m'3.35m" x 2.44m'3.35m")

HALL (2)

25'8" x 4' (7.62m'2.44m" x 1.22m')

STORAGE

7'11" x 3'11" (2.13m'3.35m" x 0.91m'3.35m")

STORAGE

3'11" x 9'11" (0.91m'3.35m" x 2.74m'3.35m")

STORAGE

2'2" x 3'7" (0.61m'0.61m" x 0.91m'2.13m")

LIVING ROOM

14'7" x 10'9" (4.27m'2.13m" x 3.05m'2.74m")

Feature multi fuel burning stove, exposed brick surround and oak mantle. Laminate flooring. Internal wooden doors finished with panelled glaze inset.

KITCHEN

20'4" x 10'6" (6.10m'1.22m" x 3.05m'1.83m")

Shaker style kitchen with a range of high and low level units with tiled splashback, contrasting solid wood worktops with casual breakfast bar area. Farmhouse style ceramic sink with mixer taps and drainer unit. Induction electric hob with overhead stainless steel extractor fan. Integrated oven and grill. Ceramic tiled flooring.

BATHROOM

8'7" x 15'8" (2.44m'2.13m" x 4.57m'2.44m")

Corner shower enclosure with thermostatic shower unit. Low flush w/c. Half pedestal wash hand basin with mixer tap. Corner bath with chrome mixer taps. Fully tiled walls with mosaic addition. Ceramic Tiled floor.

BEDROOM 1

20'3" x 12'3" (6.10m'0.91m" x 3.66m'0.91m")

Built-in storage.

ENSUITE

6'1" x 6'7" (1.83m'0.30m" x 1.83m'2.13m")

Enclosed shower electric shower unit. Low flush W.C. Wash hand basin with mixer tap. Floor to ceiling tiles.

BEDROOM 2

15'8" x 9'10" (4.57m'2.44m" x 2.74m'3.05m")

LIVING ROOM

28'9" x 11'3" (8.53m'2.74m" x 3.35m'0.91m")

Feature mosaic fireplace with multi fuel burning stove. Patio door with access to rear garden.

KITCHEN

9'10" x 11'10" (2.74m'3.05m" x 3.35m'3.05m")

Equipped with a comprehensive range of high and low level fitted shaker style units with contrasting work

surfaces. Integrated fridge freezer. Integrated dishwasher. Over head extractor fan. Fully tiled splashback. Stainless steel sink unit with mixer taps. Tiled flooring.

BEDROOM 3

14'11" x 9'11" (4.27m'3.35m" x 2.74m'3.35m")

BEDROOM 4

14'11" x 9'11" (4.27m'3.35m" x 2.74m'3.35m")

BEDROOM 5

11'5" x 10'10" (3.35m'1.52m" x 3.05m'3.05m")

BATHROOM

10'10" x 7'4" (3.05m'3.05m" x 2.13m'1.22m")

Panelled bath with chrome mixer tap. low flush WC. Free-standing wash hand basin. Separate enclosed shower unit with electric shower. Tiled floor. Fully tiled walls.

UTILITY

7'11" x 7'7" (2.13m'3.35m" x 2.13m'2.13m")

HALL (3)

34'9" x 3'11" (10.36m'2.74m" x 0.91m'3.35m")

STORAGE

5'2" x 4' (1.52m'0.61m" x 1.22m')

STORAGE

4'7" x 2'7" (1.22m'2.13m" x 0.61m'2.13m")

GARAGE

22'8" x 29'10" (6.71m'2.44m" x 8.84m'3.05m")

GARAGE ROOM

14'8" x 13' (4.27m'2.44m" x 3.96m')

Equipped with heating and electricity

OUTSIDE

Total site area extending to approximately 1.5 acres. Driveway finished in tarmac with ample parking. Gardens laid in lawn surrounding property with range of plants and shrubbery, enclosed paved courtyard area to rear

We endeavour to make our sales particulars accurate and reliable, however, they do not constitute or form part of an offer or any contract and none is to be relied upon as statements of representation or fact. Any services, systems and appliances listed in this specification have not been tested by us and no guarantee as to their operating ability or efficiency is given.

Do you need a mortgage to finance the property?
Contact Nest Mortgages on 02893 438092.



Road Map



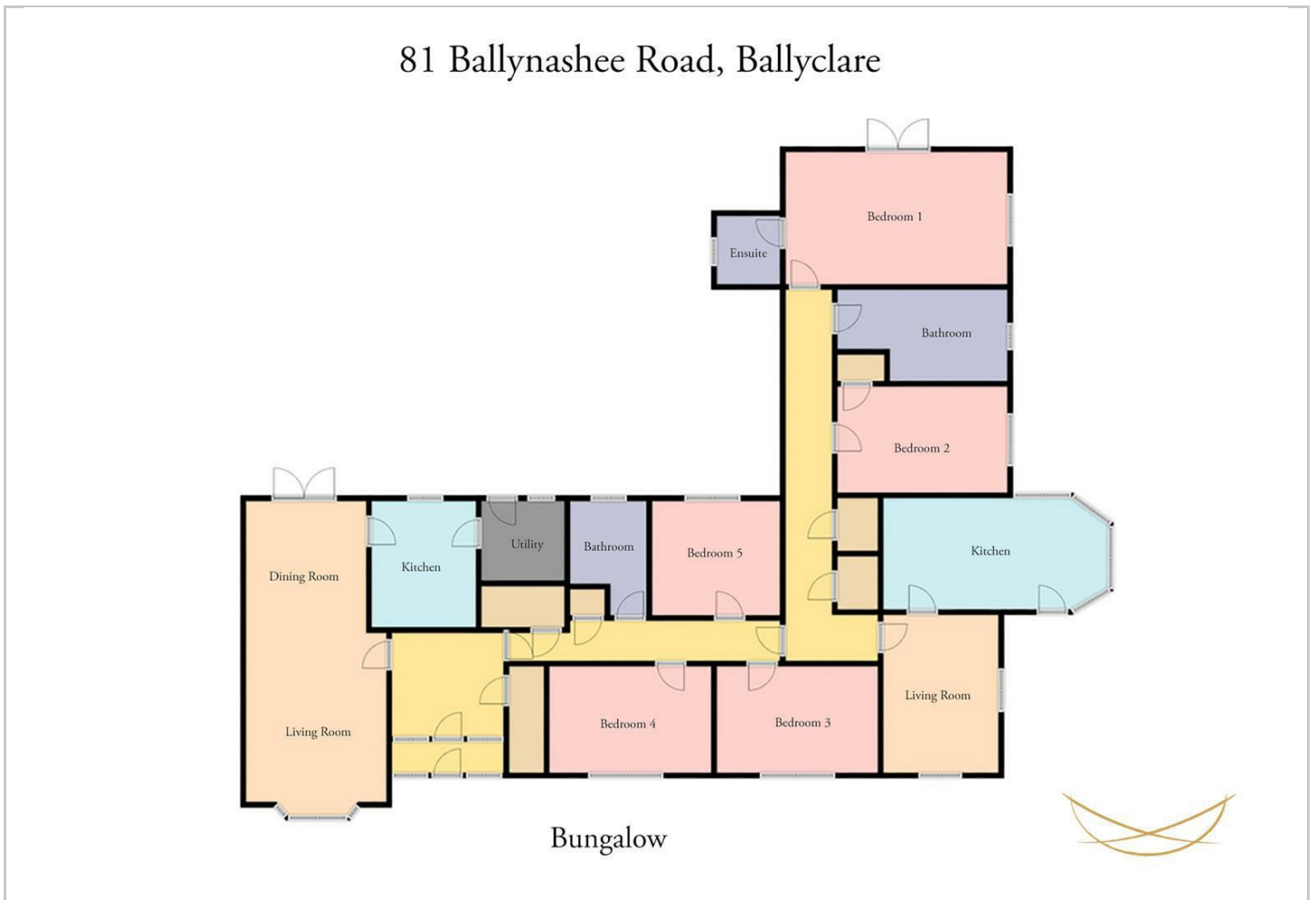
Hybrid Map



Terrain Map



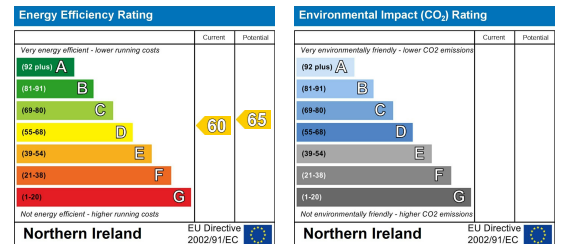
Floor Plan



Viewing

Please contact our Nest Estate Agents Office on 02893438090 if you wish to arrange a viewing appointment for this property or require further information.

Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.