



52 Bocombra Park, Portadown, Portadown, County Armagh, BT63

Asking Price £355,000

- Approx 1530 sq. ft
- Four bedrooms
- Large living room with feature fireplace and stove where applicable
- Your choice of Kitchen with integrated appliances
- High quality turnkey specification
- Large gardens, levelled and top soiled

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
Northern Ireland		
EU Directive 2002/91/EC		

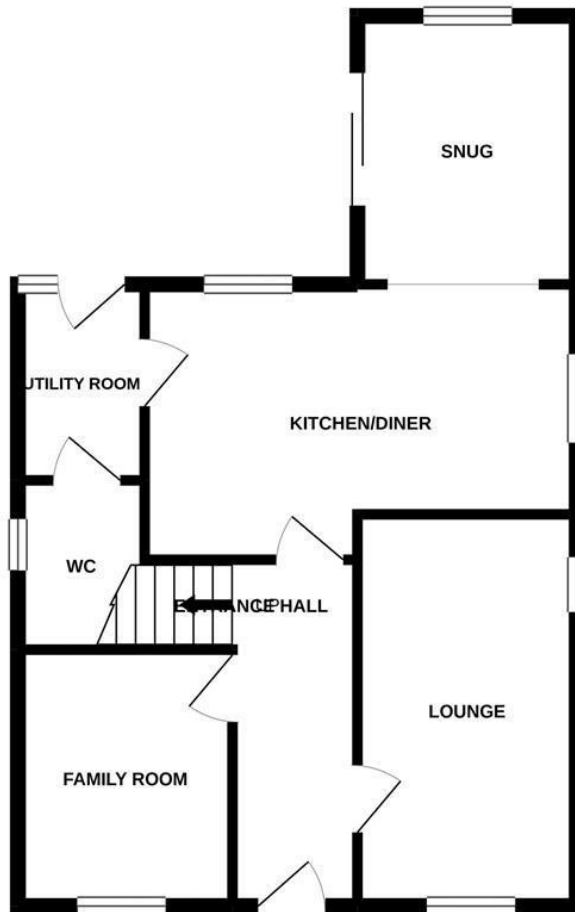
52 Bocombra Park, Portadown BT63 5RD

Nestled within one of Portadown's most coveted locales, Bocombra Park presents a mix of luxury residences, seamlessly blending a prestigious semi-rural ambiance with the convenience and superior transportation links. Situated adjacent to the renowned Bocombra Manor development, the Bocombra area is already a sought-after location, providing a plethora of facilities and amenities within a short walk, including venues such as Rushmere Shopping Centre and Portadown Centre, both accessible within minutes. Furthermore, the area boasts a variety of schools, ranging from primary schools to Killycomain Junior High School, Portadown College, and The Southern Regional College, all within a distance of 1.2 miles, thereby appealing to families of all ages. The development's thoughtful layout optimizes space, crafting an environment that mirrors the area's serene and tranquil semi-rural character, offering a serene escape from the hustle and bustle of daily life. Each property boasts a unique design, incorporating a blend of thoughtful and contemporary features, along with both internal and external finishes, ensuring potential buyers are presented with an ideal family home.

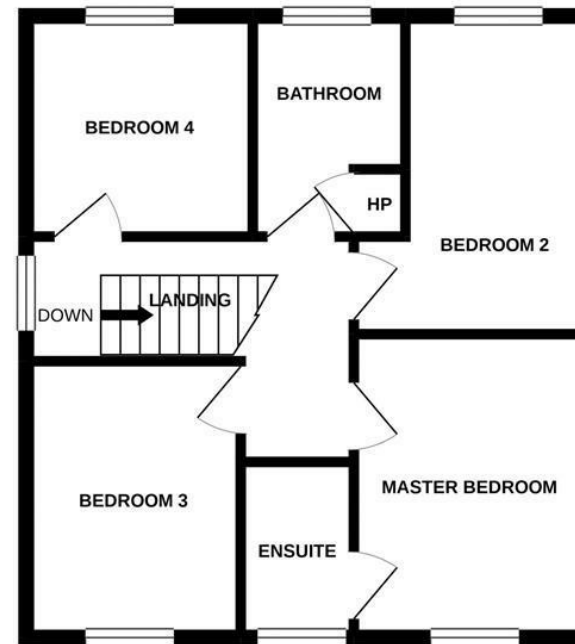




GROUND FLOOR



1ST FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2020